"City of Choice"

City Council Meeting

Tuesday, May 26, 2026, 6:30 PM
Council Chambers
200 S. Main St.
Cibolo, Texas 78108

Est. Duration: 2 hr 15 min

1. Call to Order

2. Roll Call and Excused Absences

2.A. Excused Absence

3. Invocation

4. Pledge of Allegiance

5. Presentation of Awards/Recognitions

5.A. Presentation of Certificate of Appreciation to Senior graduating member of 2025-2026 Youth Council. (Councilwoman Cunningham)

5.B. Presentation to Senior graduates joining the Military. (Councilwoman Sanchez-Stephens)

5.C. 5-Year Service Award - Sean George

6. Proclamations

6.A. Foster Care Month

6.B. Motorcycle Safety Awareness Month

6.C. National Bicycle Safety Month

7. Citizens to be Heard

This is the only time during the Council Meeting that a citizen can address the City Council. It is the opportunity for visitors and guests to address the City Council on any issue to include agenda items. All visitors wishing to speak must fill out the Sign-In Roster prior to the start of the meeting. City Council may not deliberate any non-agenda issue, nor may any action be taken on any non-agenda issue at this time; however, City Council may present any factual response to items brought up by citizens. (Attorney General Opinion - JC-0169) (Limit of three minutes each.) All remarks shall be addressed to the Council as a body. Remarks may also be addressed to any individual member of the Council so long as the remarks are (i) about matters of local public concern and (ii) not disruptive to the meeting or threatening to the member or any attendee including City staff. Any person violating this policy may be requested to leave the meeting, but no person may be requested to leave or forced to leave the meeting because of the viewpoint expressed. Citizens who want to submit written comments to be read during the citizen comments portion of a city council meeting should include their name, address and reason why they are unable to attend the meeting at which they want their comments read. Comments must be submitted to the City Secretary at citysecretary@cibolotx.gov no later than 2:00PM prior to the City Council meeting. All comments received that include the required information will be provided to the Mayor and Council and may be summarized or read at the meeting at the discretion of the presiding officer. This meeting is livestreamed.

8. Consent Agenda - Consent Items (General Items)

(All items listed below are considered to be routine and non-controversial by the council and will be approved by one motion. There will be no separate discussion of these items unless a Council member so requests, in which case the item will be removed from the consent agenda and will be considered as part of the order of business.)

8.A. Approval of the February 2026 Revenue & Expense Report pending final acceptance of the City's financial audit for the 25-26 fiscal year.

8.B. Approval of the February 2026 Check Register

8.C. Approval of the minutes from the May 12, 2026, meeting.

9. Appointment

9.A. Discussion/Action on the re-appointment of Ed Phillips as Cibolo's Municipal Court Judge for a three-year term. (Council)

10. Oath of Office

10.A. Municipal Court Judge Ed Phillips (Ms. Chapman)

11. Mayor's Follow-Up

11.A. Union Pacific sidewalk across railroad track on Main. St.

12. Staff Update

12.A. Administration

— a. Capital Improvement Program – Updates on Projects Main Street sidewalk across railroad – Planning SB 1555 Grant - Planning Veterans/Niemietz Park Renovations – Planning Community Center Renovations Phase II - Planning FM 78 – Water Main Extension – Under Construction FM 78 – Sewer Rehabilitation – Under Construction FM 1103 – Utility Relocation – Design Deer Creek Blvd (Cordero to Falling Sun) – Substantial Completion FY25 Street Rehabilitation Package 2 – Under Construction Silver Wing (CVD to Thistle Creek) Town Creek Road (Green Valley Rd to Bentwood Pass) Firebird Run (Silver Wing to Kipper Ave) Tolle Rd - Design Town Creek Trail - Design

— b. RFP's, RFQ's, RFB's, and ITB's

— c. Staff Travel

— d. Recruitment for Public Works Director

12.B. Fire Department Monthly Report (April)

13. Discussion/Action

13.A. Discussion / Presentation on the 2026 Strategic Partnership Grant Program Applications. (Mr. Hugghins)

13.B. Discussion/Action regarding the Final Plat of Steele Creek Unit 9. (Mr. Vasquez)

13.C. Discussion/Direction on the Venado Crossing Development (Mayor Latimer)

13.D. Discussion/Action on Announcement of Top 3 Entries in the City of Cibolo Challenge Coin Contest (Mr. McGlothin)

13.E. Updates from CRWA meeting. (Councilwoman Roberts)

13.F. Discussion from Councilmembers that have attended seminars, events, or meetings. (Council)

13.G. Discussion on items the City Council would like to see on future agendas. (Council)

13.H. Discussion/Action on the review and confirmation of all upcoming special meetings and workshops and scheduling the time, date and place of additional special meetings or workshops. (Ms. Chapman)

14. Executive Session

The City Council will meet in Executive Session as Authorized by the Texas Gov't Code Section 551.071, Consultation with Attorney, and Section 551.074 Personnel Matters, to discuss the following:

14.A. Settlement agreement with Texas Sterling

14.B. Discussion on the evaluation of the Municipal Court Judge, City Attorney, City Secretary, and City Manager.

15. Open Session

Reconvene into Regular Session and take/or give direction or action, if necessary, on items discussed in the Executive Session.

16. Adjournment

16.A. Adjourn Meeting

This Notice of Meeting is posted pursuant to the Texas Government Code 551.041 - .043 on the front bulletin board of the Cibolo Municipal Building, 200 South Main Street, Cibolo, Texas which is a place readily accessible to the public at all times and that said notice was posted on

Valerie A. Chapman, TRMC

City Secretary

Pursuant to Section 551.071, 551.072, 551.073, 551.074, 551.076, 551.077, 551.084 and 551.087 of the Texas Government Code, the City of Cibolo reserves the right to consult in closed session with the City Attorney regarding any item listed on this agenda. This agenda has been approved by the city's legal counsel and subject in any Executive Session portion of the agenda constitutes a written interpretation of Texas Government Code Chapter 551. This has been added to the agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter 551.144.

A possible quorum of Council, committees, commissions, boards and corporations may attend this meeting.

This facility is wheelchair accessible and accessible parking space is available. Request for accommodation or interpretive services must be made 48 hours prior to the meeting. Please contact the City Secretary at (210) 566-6111. All cell phones must be turned off before entering the Council Meeting.

I certify that the attached notice and agenda of items to be considered by the City Council was removed by me from the City Hall bulletin board on the_____day of_____2026.

_____

Name and Title

Date Posted: May 20, 2026 03:47 pm

City of Cibolo

City Council Regular Meeting Staff Report

A. Foster Care Month

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Proclamations Item: 6A.

From
Valerie Chapman, City Secretary

PRIOR CITY COUNCIL ACTION:

N/A

BACKGROUND:

N/A

STAFF RECOMMENDATION:

N/A

FINANCIAL IMPACT:

N/A

MOTION(S):

N/A

Attachments

Foster Care Month May 2026.pdf

Proclamation declaring May 2026 as

National Foster Care Month

WHEREAS, the family, serving as the primary source of love, identity, self-esteem and support, is the very foundation of our community and city; and

WHEREAS, all young people in foster care need a meaningful connection to someone who can be a support and lasting presence in their lives; and

WHEREAS, foster, kinship and adoptive families who open their hearts and homes to children whose families are in crisis, play a vital role in helping children and families heal and reconnect thereby launching young people into successful adulthood; and

WHEREAS, dedicated foster families frequently adopt foster children resulting in a greater need for more foster families; and

WHEREAS, there are numerous individuals, public and private organizations who work to increase public awareness of the needs of children in and leaving foster care as well as the enduring and valuable contribution of foster parents and the foster care "system" is only as good as those who choose to be part of it; and

NOW THEREFORE, I, KARA LATIMER, MAYOR OF CIBOLO, TEXAS, on behalf of the Cibolo City Council, staff, and all citizens, do hereby proclaim the month of **May 2026** as **Foster Care Month** in Cibolo, Texas, and urge all citizens to come forward and do something positive that will change a lifetime for a young person in foster care.

IN TESTIMONY WHEREOF, I have signed my name officially and caused the Seal of The City of Cibolo to be affixed on this the 26th day of May 2026.

Kara Latimer, Mayor
City of Cibolo

City of Cibolo

City Council Regular Meeting Staff Report

B. Motorcycle Safety Awareness Month

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Proclamations Item: 6B.

From
Valerie Chapman, City Secretary

PRIOR CITY COUNCIL ACTION:

N/A

BACKGROUND:

N/A

STAFF RECOMMENDATION:

N/A

FINANCIAL IMPACT:

N/A

MOTION(S):

N/A

Attachments

Motorcycle Safety and Awareness Month May 2026.pdf

"City of Choice"

PROCLAMATION

Designating May 2026 as Motorcycle Safety and Awareness Month

WHEREAS, today's society finds more citizens involved in motorcycling on the roads of our country, both for affordable transportation and recreation; and

WHEREAS, motorcyclists are less protected and therefore more prone to injury or death in a crash than other vehicle drivers; and

WHEREAS, campaigns have helped inform riders and motorists alike regarding motorcycle safety issues to reduce motorcycle-related risks, injuries, and, most of all, fatalities, through a comprehensive approach to motorcycle safety; and

WHEREAS, it is the responsibility of all who put themselves behind the wheel to become aware of motorcyclists, regarding them with the same respect as any other motorist or vehicle traveling the highways of this country, and it is the responsibility of riders and motorists alike to obey all traffic laws and safety rules; and

WHEREAS, all citizens of our community need to become aware of the inherent danger involved in operating a motorcycle, and for riders and motorists alike to give each other the mutual respect they deserve.

NOW, THEREFORE I, KARA LATIMER, MAYOR OF CIBOLO, TEXAS, on behalf of the Cibolo City Council, staff, and all citizens, do hereby proclaim the month of May 2026 as **Motorcycle Safety and Awareness Month** in Cibolo, Texas, and urge all residents to do their part to increase safety and awareness in our community.

IN TESTIMONY WHEREOF, I have signed my name officially and caused the Seal of The City of Cibolo to be affixed at Cibolo on this the 26th day of May 2026.

_____

Kara Latimer, Mayor
City of Cibolo

City of Cibolo

City Council Regular Meeting Staff Report

C. National Bicycle Safety Month

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Proclamations Item: 6C.

From
Valerie Chapman, City Secretary

PRIOR CITY COUNCIL ACTION:

N/A

BACKGROUND:

N/A

STAFF RECOMMENDATION:

N/A

FINANCIAL IMPACT:

N/A

MOTION(S):

N/A

Attachments

Proclamation Designating May 2026 as National Bike Safety Month.pdf

Proclamation Designating May 2026 as National Bike Safety Month

Whereas, the bicycle is an economical, healthy, convenient, and environmentally sound form of transportation and an excellent tool for recreation and enjoyment of scenic beauty; and

Whereas, throughout the month of May, the residents of Cibolo and its visitors will experience the joys of bicycling through educational programs, races, commuting events, charity events, or by simply getting out and going for a ride; and

Whereas, Cibolo's road and trail system attracts bicyclists each year, providing economic health, transportation, tourism, and scenic benefits; and

Whereas, creating a bicycling-friendly community has been shown to improve citizens' health, well-being, and quality of life, growing the economy, attracting tourism dollars, improving traffic safety, supporting student learning outcomes, and reducing pollution, congestion, and wear and tear on our streets and roads; and

Whereas, BikeTexas, the League of American Bicyclists, schools, parks and recreation departments, police departments, public health districts, hospitals, companies and civic groups will be promoting bicycling during the month of May 2026; and

Whereas, these groups are also promoting bicycle tourism year-round to attract more visitors to enjoy our local restaurants, hotels, retail establishments, and cultural and scenic attractions; and

Whereas, these groups are also promoting greater public awareness of bicycle operation and safety education in an effort to reduce collisions, injuries, and fatalities to improve health and safety for everyone on the road; and

Now therefore, I, Kara Latimer, Mayor of City of Cibolo, do hereby proclaim **May 2026** as **Bike Safety Month** in the City of Cibolo, and I urge all residents to join me in this special observance.

In testimony whereof, I have signed my name officially and caused the Seal of The City of Cibolo to be affixed on this 26th day of May 2026.

Kara Latimer, Mayor
City of Cibolo

City of Cibolo

City Council Regular Meeting Staff Report

A. Approval of the February 2026 Revenue & Expense Report pending final acceptance of the City's financial audit for the 25-26 fiscal year.

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Consent Agenda - Consent Items (General Items) Item: 8A.

From
Jessica Donoho, Accounting Manager

Staff Contact(s)
Anna Miranda,

PRIOR CITY COUNCIL ACTION:

N/A

BACKGROUND:

N/A

STAFF RECOMMENDATION:

N/A

FINANCIAL IMPACT:

N/A

MOTION(S):

N/A

Attachments

Revenue Expense Report-2026.02.28.pdf

" City of Choice"

Revenue and Expense Report

February 28, 2026

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
GENERAL FUND							
	Beginning Fund Balance	**6,214,873**	**6,738,634**		**6,738,634**		
	General and franchise taxes	**20,050,000**	**20,050,000**	**1,898,075**	**14,384,419**	**5,665,581**	71.7%
	Permits and fees	**58,000**	**58,000**	**675**	**1,251**	**56,750**	2.2%
	Animal Control	**42,000**	**42,000**	**2,417**	**15,274**	**26,726**	36.4%
	Court and Alarm Permits	**197,100**	**197,100**	**27,592**	**93,127**	**103,973**	47.2%
	Interest and Miscellaneous	**469,164**	**469,164**	**36,341**	**154,857**	**314,307**	33.0%
	Parks and Grants	**153,182**	**153,182**	**39,433**	**66,647**	**86,535**	43.5%
	Intergovernmental and Transfers	**3,568,806**	**3,568,806**	**223,348**	**1,220,219**	**2,348,587**	34.2%
	Other Financing Sources	**25,000**	**25,000**	**16,721**	**101,677**	**(76,677)**	406.7%
	Revenue Subtotal	**24,563,252**	**24,563,252**	**2,244,602**	**16,037,471**	**8,525,781**	**65.3%**
10151	**Salaries and Benefits**	**17,066,778**	**17,047,287**	**1,429,932**	**6,586,612**	**10,460,675**	38.6%
10152	**Services, Utilities & Training**	**3,544,303**	**3,635,351**	**262,421**	**1,440,102**	**2,195,248**	39.6%
10153	**General Supplies and Repairs**	**1,395,640**	**1,397,033**	**102,101**	**418,788**	**978,246**	30.0%
10154	**Capital and NonCapital**	**118,500**	**155,987**	**2,980**	**51,799**	**104,188**	33.2%
10155	**Other Expenses**	**1,794,954**	**1,794,954**	**126,412**	**685,379**	**1,109,575**	38.2%
10158	**Transfers**	**127,423**	**191,711**	**-**	**46,326**	**145,385**	24.2%
10159	**Debt Service**	**843,100**	**843,100**	**79,040**	**297,890**	**545,210**	35.3%
	Expenditure Subtotal	**24,890,698**	**25,065,423**	**2,002,887**	**9,526,895**	**15,538,528**	**38.0%**
2/28/2026	**Net Change**	**(327,446)**	**(502,171)**	**241,715**	**6,510,577**	**(7,012,748)**	
	GENERAL FUND (Unaudited)	**5,887,427**	**6,236,462**		**13,249,210**		
Expenditures by Department:							
	CITY MANAGER	**666,692**	**666,692**	**54,123**	**264,579**	**402,113**	39.7%
	PUBLIC RELATIONS	**155,367**	**155,367**	**12,949**	**51,779**	**103,588**	33.3%
	CITY COUNCIL	**63,495**	**66,695**	**5,326**	**22,197**	**44,498**	33.3%
	CITY SECRETARY	**464,812**	**464,812**	**148,537**	**291,188**	**173,624**	62.6%
	POLICE DEPARTMENT	**7,832,894**	**7,837,894**	**543,150**	**2,689,419**	**5,148,476**	34.3%
	MUNICIPAL COURT	**195,710**	**195,710**	**13,760**	**62,372**	**133,338**	31.9%
	CODE ENFORCEMENT	**196,112**	**219,712**	**14,990**	**73,982**	**145,730**	33.7%
	PUBLIC WORKS - STREETS	**1,427,832**	**1,432,832**	**118,866**	**547,559**	**885,273**	38.2%
	PUBLIC WORKS - ADMIN	**1,126,309**	**1,156,309**	**89,815**	**432,763**	**723,546**	37.4%
	ANIMAL SERVICES	**549,034**	**549,034**	**37,362**	**176,139**	**372,895**	32.1%
	PARKS & FACILITY MAINTENANCE	**1,251,208**	**1,251,208**	**79,438**	**465,285**	**785,923**	37.2%
	ECONOMIC DEVELOPMENT	**270,324**	**270,324**	**21,097**	**105,818**	**164,506**	39.1%
	FINANCE DEPARTMENT	**675,278**	**676,497**	**52,393**	**241,181**	**435,316**	35.7%
	INFORMATION TECHNOLOGY DEPT	**1,676,549**	**1,676,549**	**97,548**	**768,738**	**907,811**	45.9%
	HUMAN RESOURCES	**605,719**	**605,719**	**42,961**	**225,315**	**380,404**	37.2%
	FIRE DEPARTMENT	**6,258,603**	**6,279,158**	**526,395**	**2,484,808**	**3,794,350**	39.6%
	NON-DEPARTMENTAL	**1,474,760**	**1,560,911**	**144,178**	**623,773**	**937,138**	40.0%
	Expenditure Subtotal	**24,890,698**	**25,065,423**	**2,002,887**	**9,526,895**	**15,538,528**	**38.0%**

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
UTILITY FUND							
	Beginning Fund Balance	**10,003,583**	**10,260,790**		**10,260,790**		
	Utility Services	**18,504,850**	**18,504,850**	**1,373,203**	**7,392,881**	**11,111,969**	40.0%
	Meter connections	**48,000**	**48,000**	**6,716**	**33,559**	**14,441**	69.9%
	Credit card fees	**165,000**	**165,000**	**12,274**	**68,224**	**96,776**	41.3%
	Interest Transfers and Misc	**415,000**	**415,000**	**43,383**	**207,053**	**207,947**	49.9%
	Other Financing Sources	**-**	**-**	**-**	**12,029**	**(12,029)**	
	Revenue Subtotal	**19,132,850**	**19,132,850**	**1,435,576**	**7,713,747**	**11,419,103**	**40.3%**
50251	**Salaries and Benefits**	**1,747,678**	**1,747,678**	**137,921**	**661,240**	**1,086,438**	37.8%
50252	**Services, Utilities & Training**	**1,098,497**	**1,199,213**	**71,210**	**254,210**	**945,004**	21.2%
50253	**General Supplies and Repairs**	**408,350**	**408,350**	**20,291**	**166,436**	**241,914**	40.8%
50254	**Capital and NonCapital**	**92,088**	**350,573**	**1,931**	**260,273**	**90,300**	74.2%
50255	**Other Expenses**	**7,408,500**	**7,408,500**	**601,919**	**3,123,461**	**4,285,039**	42.2%
50256	**Contracted Water Costs**	**6,554,237**	**6,554,237**	**414,702**	**2,108,286**	**4,445,951**	32.2%
50258	**Transfers**	**1,583,940**	**1,583,940**	**121,971**	**631,291**	**952,649**	39.9%
50259	**Debt Service**	**1,017,391**	**1,017,391**	**5,162**	**539,739**	**477,652**	53.1%
	Expenditure Subtotal	**19,910,681**	**20,269,882**	**1,375,107**	**7,744,936**	**12,524,946**	**38.2%**
	Net Change	**(777,831)**	**(1,137,032)**	**60,469**	**(31,189)**	**(1,105,843)**	
2/28/2026	**WATER & SEWER FUND (Unaudited)**	**9,225,752**	**9,123,758**		**10,229,601**		
Expenditures by Department:							
	UTILITIES ADMINISTRATION	**4,780,812**	**4,781,211**	**348,315**	**1,938,542**	**2,842,669**	40.5%
	UTLILITY OPERATIONS-GENERAL	**2,404,524**	**2,689,880**	**187,602**	**1,213,873**	**1,476,007**	45.1%
	UTILITY OPERATIONS-WASTEWATER	**4,793,417**	**4,866,863**	**407,595**	**1,900,749**	**2,966,114**	39.1%
	UTILITY OPERATIONS-WATER	**6,947,237**	**6,947,237**	**431,595**	**2,176,554**	**4,770,683**	31.3%
	UTILITIES - DEBT/NON-DEPARTMENTAL	**984,691**	**984,691**	**-**	**515,219**	**469,472**	52.3%
	Expenditure Subtotal	**19,910,681**	**20,269,882**	**1,375,107**	**7,744,936**	**12,524,946**	**38.2%**

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
DRAINAGE UTILITY DISTRICT							
	Beginning Fund Balance (Unaudited)	**905,977**	**905,977**		**905,977**		
	Utility Services	**1,638,000**	**1,638,000**	**138,066**	**689,383**	**948,617**	42.1%
	Interest Transfers and Misc	**35,000**	**35,000**	**4,220**	**15,712**	**19,288**	44.9%
	Revenue Subtotal	**1,673,000**	**1,673,000**	**142,286**	**705,095**	**967,905**	**42.1%**
50151	**Salaries and Benefits**	**963,946**	**963,946**	**63,774**	**335,219**	**628,727**	34.8%
50152	**Services, Utilities & Training**	**136,255**	**136,255**	**4,315**	**17,603**	**118,652**	12.9%
50153	**General Supplies and Repairs**	**137,000**	**137,000**	**7,372**	**53,617**	**83,383**	39.1%
50154	**Capital and NonCapital**	**249,650**	**264,237**	**-**	**256,634**	**7,603**	97.1%
50155	**Other Expenses**	**66,500**	**66,500**	**-**	**-**	**66,500**	0.0%
50158	**Transfers**	**248,500**	**248,500**	**26,407**	**131,783**	**116,717**	53.0%
50159	**Debt Service**	**39,000**	**39,000**	**3,228**	**16,178**	**22,822**	41.5%
	Expenditure Subtotal	**1,840,851**	**1,855,438**	**105,095**	**811,034**	**1,044,404**	**43.7%**
	Net Change	**(167,851)**	**(182,438)**	**37,191**	**(105,938)**	**(76,500)**	
	DRAINAGE UTILITY DISTRICT (Unaudited)	**738,126**	**723,539**		**800,039**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
DEVELOPMENT SERVICES FUND							
	Beginning Fund Balance (Unaudited)	**132,730**	**-**		**-**		
	Permits and Fees	**2,724,000**	**2,724,000**	**272,715**	**833,050**	**1,890,950**	30.6%
	Interest Transfers and Misc	**115,000**	**115,000**	**12,327**	**31,247**	**83,753**	27.2%
	Revenue Subtotal	**2,839,000**	**2,839,000**	**285,043**	**864,297**	**1,974,703**	**30.4%**
50051	**Salaries and Benefits**	**773,620**	**773,620**	**53,806**	**231,931**	**541,689**	30.0%
50052	**Services, Utilities & Training**	**1,584,400**	**1,587,400**	**155,759**	**429,973**	**1,157,427**	27.1%
50053	**General Supplies and Repairs**	**27,750**	**24,750**	**550**	**6,165**	**18,585**	24.9%
50054	**Capital and NonCapital**	**2,500**	**2,500**	**-**	**-**	**2,500**	0.0%
50055	**Other Expenses**	**100,000**	**100,000**	**4,940**	**49,875**	**50,125**	49.9%
50058	**Transfers**	**143,500**	**143,500**	**15,147**	**75,733**	**67,767**	52.8%
50059	**Debt Service**	**-**	**-**	**-**	**-**	**-**	
	Expenditure Subtotal	**2,631,770**	**2,631,770**	**230,202**	**793,677**	**1,838,093**	**30.2%**
	Net Change	**207,230**	**207,230**	**54,840**	**70,620**	**136,610**	
2/28/2026	**DEVELOPMENT SERVICES FUND (Unaudited)**	**339,960**	**207,230**		**70,620**		
Expenditures by Department:							
	PLANNING SERVICES	**1,127,370**	**1,130,370**	**74,647**	**363,548**	**766,822**	32.2%
	BUILDING SERVICES	**1,460,400**	**1,460,400**	**153,566**	**419,009**	**1,041,391**	28.7%
	NON-DEPARTMENTAL	**44,000**	**41,000**	**1,989**	**11,120**	**29,880**	27.1%
	Expenditure Subtotal	**2,631,770**	**2,631,770**	**230,202**	**793,677**	**1,838,093**	**30.2%**

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
ECONOMIC DEVELOPMENT CORPORATION							
	Beginning Fund Balance (Unaudited)	**2,736,413**	**3,478,165**		**3,478,165**		
	Sales Tax	**1,460,000**	**1,460,000**	**108,576**	**485,186**	**974,814**	33.2%
	Interest Transfers and Misc	**85,000**	**85,000**	**10,548**	**56,172**	**28,828**	66.1%
	Revenue Subtotal	**1,545,000**	**1,545,000**	**119,124**	**541,358**	**1,003,642**	**35.0%**
80551	**Salaries and Benefits**	**-**	**-**	**-**	**-**	**-**	
80552	**Services, Utilities & Training**	**567,255**	**620,829**	**18,193**	**129,098**	**491,731**	20.8%
80553	**General Supplies and Repairs**	**20,300**	**20,300**	**1,578**	**3,726**	**16,574**	18.4%
80554	**Capital and NonCapital**	**7,000**	**21,000**	**-**	**-**	**21,000**	0.0%
80555	**Other Expenses**	**107,000**	**257,000**	**-**	**57,218**	**199,782**	22.3%
80556	**Transfers**	**171,275**	**171,275**	**5,122**	**133,257**	**38,018**	77.8%
80559	**Debt Service**	**319,455**	**319,455**	**-**	**290,043**	**29,412**	90.8%
	Expenditure Subtotal	**1,192,285**	**1,409,859**	**24,892**	**613,341**	**796,517**	**43.5%**
	Net Change	**352,715**	**135,141**	**94,232**	**(71,984)**	**207,125**	
2/28/2026	**ECONOMIC DEVELOPMENT FUND (Unaudited)**	**3,089,128**	**3,613,306**		**3,406,181**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
DEBT SERVICE FUND							
	Beginning Fund Balance	**1,395,585**	**1,731,331**		**1,731,331**		
	General and franchise taxes	**6,795,000**	**6,795,000**	**777,781**	**6,349,861**	**445,139**	93.4%
	Interest Transfers and Misc	**1,211,425**	**1,211,425**	**16,592**	**1,023,711**	**187,714**	
	Revenue Subtotal	**8,006,425**	**8,006,425**	**794,373**	**7,373,572**	**632,853**	**92.1%**
	DEBT SERVICE FUND	**8,003,143**	**8,003,143**	**-**	**6,584,279**	**1,418,864**	82.3%
	Expenditure Subtotal	**8,003,143**	**8,003,143**	**-**	**6,584,279**	**1,418,864**	**82.3%**
	Net Change	**3,282**	**3,282**	**794,373**	**789,293**	**(786,011)**	
	DEBT SERVICE FUND (unaudited)	**1,398,867**	**1,734,613**		**2,520,624**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
CIBOLO PUBLIC FACILITY CORPORATION							
	Beginning Fund Balance	**2,426,227**	**2,536,057**		**2,536,057**		
81032	**Permits and fees**	**14,000**	**14,000**	**1,264**	**6,321**	**7,679**	45.2%
81035	**Interest and Miscellaneous**	**100,000**	**100,000**	**7,128**	**41,333**	**58,667**	41.3%
81038	**Transfers**	**-**	**-**	**-**	**-**	**-**	
	Revenue Subtotal	**114,000**	**114,000**	**8,392**	**47,655**	**66,345**	**41.8%**
81052	**Services, Utilities & Training**	**53,000**	**53,000**	**-**	**-**	**53,000**	0.0%
81053	**General supplies and Repairs**	**-**	**-**	**-**	**-**	**-**	
81054	**Capital and NonCapital**	**-**	**101,590**	**13,345**	**22,407**	**79,183**	22.1%
81055	**Other Expenses**	**-**	**-**	**-**	**-**	**-**	
81057	**Construction**	**250,000**	**329,663**	**-**	**8,509**	**321,154**	
81058	**Transfers**	**14,000**	**14,000**	**-**	**-**	**14,000**	0.0%
	Expenditure Subtotal	**317,000**	**498,253**	**13,345**	**30,916**	**467,337**	**6.2%**
	Net Change	**(203,000)**	**(384,253)**	**(4,952)**	**16,739**	**(400,991)**	
	CIBOLO PUBLIC FACILITY CORP (Unaudited)	**2,223,227**	**2,151,805**		**2,552,796**		
SPECIAL EVENTS							
	Beginning Fund Balance	**100**	**(7,293)**		**(7,293)**		
20134	**Fees**	**-**	**-**	**-**	**1,117**	**(1,117)**	
20135	**Interest and Miscellaneous**	**-**	**-**	**-**	**-**	**-**	
20136	**Event income**	**72,500**	**72,500**	**285**	**62,793**	**9,707**	86.6%
20138	**Transfers**	**30,000**	**30,000**	**-**	**30,000**	**-**	100.0%
	Revenue Subtotal	**102,500**	**102,500**	**285**	**93,910**	**8,590**	**91.6%**
20152	**Services, Utilities & Training**	**77,800**	**77,800**	**-**	**73,679**	**4,121**	94.7%
20153	**General supplies and Repairs**	**21,800**	**21,800**	**-**	**14,676**	**7,124**	67.3%
20154	**Capital and NonCapital**	**-**	**-**	**-**	**-**	**-**	
20155	**Other Expenses**	**400**	**400**	**-**	**853**	**(453)**	213.3%
20158	**Transfers**	**-**	**-**	**-**	**-**	**-**	
	Expenditure Subtotal	**100,000**	**100,000**	**-**	**89,208**	**10,792**	**89.2%**
	Net Change	**2,500**	**2,500**	**285**	**4,702**	**(2,202)**	
	SPECIAL EVENTS (Unaudited)	**2,600**	**(4,793)**		**(2,591)**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
WATER IMPACT FEES							
	Beginning Fund Balance	**5,529,075**	**5,642,247**		**5,642,247**		
52232	**Permits and Fees**	**200,000**	**200,000**	**16,551**	**53,041**	**146,960**	26.5%
52239	**Interest and Miscellaneous**	**200,000**	**200,000**	**16,458**	**91,948**	**108,052**	46.0%
	Revenue Subtotal	**400,000**	**400,000**	**33,009**	**144,989**	**255,011**	**36.2%**
52252	**Services, Utilities & Training**	**15,000**	**75,756**	**26,611**	**26,611**	**49,145**	35.1%
52254	**Capital and NonCapital**	**-**	**4,049**	**-**	**-**	**4,049**	0.0%
52257	**Construction**	**-**	**70,060**	**-**	**-**	**70,060**	0.0%
	Expenditure Subtotal	**15,000**	**149,865**	**26,611**	**26,611**	**123,254**	**17.8%**
	Net Change	**385,000**	**250,135**	**6,398**	**118,378**	**131,758**	
	WATER IMPACT FEES (unaudited)	**5,914,075**	**5,892,383**		**5,760,625**		
WASTEWATER IMPACT FEES							
	Beginning Fund Balance	**3,941,034**	**4,027,178**		**4,027,178**		
52432	**Permits and Fees**	**250,000**	**250,000**	**42,384**	**85,049**	**164,952**	34.0%
52439	**Interest and Miscellaneous**	**120,000**	**120,000**	**11,770**	**65,882**	**54,118**	54.9%
	Revenue Subtotal	**370,000**	**370,000**	**54,154**	**150,931**	**219,069**	**40.8%**
52452	**Services, Utilities & Training**	**15,000**	**82,286**	**29,045**	**29,045**	**53,241**	35.3%
52454	**Capital and NonCapital**	**-**	**-**	**-**	**-**	**-**	
52457	**Construction**	**3,183,500**	**3,286,347**	**-**	**100**	**3,286,247**	0.0%
	Expenditure Subtotal	**3,198,500**	**3,368,633**	**29,045**	**29,145**	**3,339,488**	**0.9%**
	Net Change	**(2,828,500)**	**(2,998,633)**	**25,108**	**121,785**	**(3,120,419)**	
	WASTEWATER IMPACT FEES (unaudited)	**1,112,534**	**1,028,544**		**4,148,963**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
TRAFFIC IMPACT FEES							
	Beginning Fund Balance	**5,549,023**	**5,567,751**		**5,567,751**		
32032	**Permits and Fees**	**620,000**	**620,000**	**39,580**	**139,818**	**480,182**	22.6%
32035	**Interest and Miscellaneous**	**120,000**	**120,000**	**16,070**	**89,443**	**30,557**	74.5%
	Revenue Subtotal	**740,000**	**740,000**	**55,650**	**229,262**	**510,738**	**31.0%**
32052	**Services, Utilities & Training**	**15,000**	**130,484**	**63,732**	**63,732**	**66,752**	48.8%
32057	**Construction**	**4,825,225**	**4,834,051**	**1,826**	**4,326**	**4,829,725**	0.1%
	Expenditure Subtotal	**4,840,225**	**4,964,535**	**65,558**	**68,058**	**4,896,477**	**1.4%**
	Net Change	**(4,100,225)**	**(4,224,535)**	**(9,908)**	**161,204**	**(4,385,738)**	
	TRAFFIC IMPACT FEES (unaudited)	**1,448,798**	**1,343,216**		**5,728,954**		
DRAINAGE IMPACT FEES							
	Beginning Fund Balance	**3,819,246**	**4,015,682**		**4,015,682**		
52032	**Permits and Fees**	**350,000**	**350,000**	**51,112**	**158,671**	**191,329**	45.3%
52035	**Interest and Miscellaneous**	**120,000**	**120,000**	**11,360**	**64,750**	**55,250**	54.0%
	Revenue Subtotal	**470,000**	**470,000**	**62,472**	**223,421**	**246,579**	**47.5%**
52052	**Services, Utilities & Training**	**15,000**	**57,461**	**12,130**	**12,130**	**45,331**	21.1%
52054	**Capital and NonCapital**	**-**	**-**	**-**	**-**	**-**	
52057	**Construction**	**2,030,640**	**2,101,743**	**22,665**	**37,665**	**2,064,078**	1.8%
	Expenditure Subtotal	**2,045,640**	**2,159,204**	**34,795**	**49,795**	**2,109,409**	**2.3%**
	Net Change	**(1,575,640)**	**(1,689,204)**	**27,677**	**173,626**	**(1,862,831)**	
	DRAINAGE IMPACT FEES (unaudited)	**2,243,606**	**2,326,478**		**4,189,309**		
PARKLAND FEES							
	Beginning Fund Balance	**1,106,350**	**525,528**		**525,528**		
32236	**Permits and Fees**	**100,000**	**100,000**	**10,200**	**30,600**	**69,400**	**0**
32235	**Interest and Miscellaneous**	**40,000**	**40,000**	**3,198**	**17,824**	**22,176**	44.6%
	Revenue Subtotal	**140,000**	**140,000**	**13,398**	**48,424**	**91,576**	**34.6%**
32252	**Services, Utilities & Training**	**-**	**-**	**-**	**-**	**-**	**-**
32254	**Capital and NonCapital**	**-**	**-**	**-**	**-**	**-**	**-**
32257	**Construction**	**650,000**	**669,293**	**-**	**4,037**	**665,255**	0.6%
	Expenditure Subtotal	**650,000**	**669,293**	**-**	**4,037**	**665,255**	**0.6%**
	Net Change	**(510,000)**	**(529,293)**	**13,398**	**44,386**	**(573,679)**	
	PARKLAND FEES (unaudited)	**596,350**	**(3,765)**		**569,914**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
COURT TECHNOLOGY FEES							
	Beginning Fund Balance	**5,942**	**6,536**		**6,536**		
23334	**Permits and Fees**	**5,000**	**5,000**	**789**	**2,804**	**2,196**	56.1%
23339	**Interest and Miscellaneous**	**75**	**75**	**4**	**51**	**24**	68.5%
	Revenue Subtotal	**5,075**	**5,075**	**794**	**2,856**	**2,219**	**56.3%**
23352	**Services, Utilities & Training**	**6,000**	**6,000**	**-**	**6,000**	**-**	100.0%
23354	**Capital and NonCapital**	**-**	**-**	**-**	**-**	**-**	
	Expenditure Subtotal	**6,000**	**6,000**	**-**	**6,000**	**-**	**100.0%**
	Net Change	**(925)**	**(925)**	**794**	**(3,144)**	**2,219**	
	COURT TECHNOLOGY FEES (unaudited)	**5,017**	**5,611**		**3,391**		
COURT SECURITY FEES							
	Beginning Fund Balance	**37,942**	**37,860**		**37,860**		
23434	**Permits and Fees**	**6,000**	**6,000**	**956**	**3,410**	**2,590**	56.8%
23439	**Interest and Miscellaneous**	**1,000**	**1,000**	**84**	**467**	**533**	46.7%
	Revenue Subtotal	**7,000**	**7,000**	**1,040**	**3,876**	**3,124**	**55.4%**
23452	**Services, Utilities & Training**	**-**	**-**	**-**	**-**	**-**	
23458	**Transfers**	**6,000**	**6,000**	**684**	**2,329**	**3,671**	
	Expenditure Subtotal	**6,000**	**6,000**	**684**	**2,329**	**3,671**	**38.8%**
	Net Change	**1,000**	**1,000**	**356**	**1,547**	**(547)**	
	COURT SECURITY FEES (unaudited)	**38,942**	**38,860**		**39,406**		
POLICE SEIZURE FUND							
	Beginning Fund Balance	**47,443**	**93,666**		**93,666**		
23534	**Permits and Fees**	**10,000**	**10,000**	**155**	**10,132**	**(132)**	101.3%
23539	**Other Financing Sources**	**-**	**-**	**-**	**-**	**-**	
23535	**Interest and Miscellaneous**	**2,500**	**2,500**	**228**	**984**	**1,516**	39.4%
	Revenue Subtotal	**12,500**	**12,500**	**383**	**11,116**	**1,384**	**88.9%**
23552	**Services, Utilities & Training**	**-**	**10,000**	**-**	**-**	**10,000**	0.0%
23553	**General supplies and repairs**	**30,000**	**30,000**	**-**	**-**	**30,000**	0.0%
23554	**Capital and Non Capital**	**-**	**-**	**-**	**-**	**-**	
23558	**Transfers**	**-**	**30,000**	**-**	**-**	**30,000**	0.0%
	Expenditure Subtotal	**30,000**	**70,000**	**-**	**-**	**70,000**	**0.0%**
	Net Change	**(17,500)**	**(57,500)**	**383**	**11,116**	**(68,616)**	
	POLICE SEIZURE FUND (unaudited)	**29,943**	**36,166**		**104,782**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
POLICE EDUCATION FUND							
	Beginning Fund Balance	**7,699**	**8,984**		**8,984**		
23634	**Grants**	**2,500**	**2,500**	**-**	**-**	**2,500**	0.0%
23635	**Interest and Miscellaneous**	**300**	**300**	**9**	**100**	**200**	33.5%
	Revenue Subtotal	**2,800**	**2,800**	**9**	**100**	**2,700**	**3.6%**
23652	**Services, Utilities and Training**	**5,000**	**5,000**	**-**	**4,900**	**100**	98.0%
23654	**Capital and Non Capital**	**-**	**-**	**-**	**-**	**-**	
	Expenditure Subtotal	**5,000**	**5,000**	**-**	**4,900**	**100**	**98.0%**
	Net Change	**(2,200)**	**(2,200)**	**9**	**(4,800)**	**2,600**	
	POLICE EDUCATION FUND (unaudited)	**5,499**	**6,784**		**4,185**		
SPECIAL DONATIONS FUND							
	Beginning Fund Balance	**25,359**	**30,146**		**30,146**		
20234	**Donations and Grants**	**2,500**	**2,500**	**-**	**1,230**	**1,270**	49.2%
20235	**Interest and Miscellaneous**	**750**	**750**	**61**	**344**	**406**	45.8%
	Revenue Subtotal	**3,250**	**3,250**	**61**	**1,574**	**1,676**	**48.4%**
20252	**Services, Utilities and Training**	**5,000**	**5,000**	**-**	**1,013**	**3,987**	20.3%
20253	**General Supplies and Repairs**	**5,000**	**5,000**	**-**	**-**	**5,000**	0.0%
20254	**Capital and Non Capital**	**-**	**-**	**-**	**-**	**-**	
	Expenditure Subtotal	**10,000**	**10,000**	**-**	**1,013**	**8,987**	**10.1%**
	Net Change	**(6,750)**	**(6,750)**	**61**	**561**	**(7,311)**	
	SPECIAL DONATIONS FUND (unaudited)	**18,609**	**23,396**		**30,707**		
CHILD SAFETY FEES							
	Beginning Fund Balance	**35,429**	**44,281**		**44,281**		
23834	**Donations and Grants**	**45,000**	**45,000**	**3,803**	**18,026**	**26,974**	40.1%
23835	**Interest and Miscellaneous**	**1,250**	**1,250**	**121**	**662**	**588**	53.0%
	Revenue Subtotal	**46,250**	**46,250**	**3,923**	**18,688**	**27,562**	**40.4%**
23853	**General Supplies and Repairs**	**-**	**-**	**-**	**-**	**-**	
23854	**Capital & Non-Capital**	**-**	**-**	**-**	**-**	**-**	
23858	**Transfers**	**30,000**	**30,000**	**2,551**	**11,248**	**18,752**	37.5%
	Expenditure Subtotal	**30,000**	**30,000**	**2,551**	**11,248**	**18,752**	**37.5%**
	Net Change	**16,250**	**16,250**	**1,373**	**7,440**	**8,810**	
	CHILD SAFETY FEE (unaudited)	**51,679**	**60,531**		**51,721**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
STREET MAINTENANCE TAX							
	Beginning Fund Balance	**923,720**	**1,445,874**		**1,445,874**		
23930	**General Taxes**	**1,460,000**	**1,460,000**	**108,576**	**485,186**	**974,814**	33.2%
23935	**Interest and Miscellaneous**	**30,000**	**30,000**	**3,516**	**19,138**	**10,862**	63.8%
23936	**Donations and grants**	**-**	**-**	**-**	**-**	**-**	
23938	**Transfers**	**-**	**-**	**-**	**-**	**-**	
	Revenue Subtotal	**1,490,000**	**1,490,000**	**112,093**	**504,324**	**985,676**	**33.8%**
23952	**Services, Utilities, and Training**	**650,000**	**1,165,730**	**-**	**549,790**	**615,940**	47.2%
23953	**General Supplies and Repairs**	**100,000**	**107,000**	**6,626**	**18,964**	**88,036**	17.7%
23954	**Capital and NonCapital**	**-**	**-**	**-**	**-**	**-**	
23957	**Construction**	**-**	**-**	**-**	**-**	**-**	
23958	**Transfers**	**865,150**	**865,150**	**-**	**813,850**	**51,300**	94.1%
	Expenditure Subtotal	**1,615,150**	**2,137,880**	**6,626**	**1,382,604**	**755,276**	**64.7%**
	Net Change	**(125,150)**	**(647,880)**	**105,466**	**(878,279)**	**230,399**	
	STREET MAINTENACE TAX (unaudited)	**798,570**	**797,994**		**567,594**		
GRANTS FUND							
	Beginning Fund Balance	**435**	**44,568**		**44,568**		
23035	**Interest and Miscellaneous**	**-**	**-**	**1,510**	**11,588**	**(11,588)**	
23036	**Donations and grants**	**536,118**	**2,076,345**	**12,310**	**237,497**	**1,838,847**	11.4%
23038	**Transfers**	**97,424**	**190,609**	**-**	**16,326**	**174,284**	8.6%
	Revenue Subtotal	**633,542**	**2,266,954**	**13,819**	**265,411**	**2,001,543**	**11.7%**
23051	**Salaries and Benefits**	**365,421**	**683,581**	**19,408**	**71,944**	**611,637**	10.5%
23052	**Services, Utilities, and Training**	**34,421**	**531,744**	**12,899**	**223,454**	**308,290**	42.0%
23053	**General Supplies and Repairs**	**13,200**	**391,138**	**9,222**	**99,564**	**291,574**	25.5%
23054	**Capital and NonCapital**	**166,500**	**248,012**	**6,844**	**50,167**	**197,845**	20.2%
23055	**Other Expenses**	**-**	**17,482**	**-**	**-**	**17,482**	0.0%
23057	**Construction**	**-**	**385,899**	**-**	**175,988**	**209,911**	45.6%
23058	**Transfers**	**-**	**-**	**-**	**4,595**	**(4,595)**	
23059	**Debt Service**	**54,000**	**54,000**	**-**	**-**	**54,000**	0.0%
	Expenditure Subtotal	**633,542**	**2,311,857**	**48,373**	**625,712**	**1,686,144**	**27.1%**
	Net Change	**-**	**(44,902)**	**(34,553)**	**(360,301)**	**315,399**	
	GRANTS FUND (unaudited)	**435**	**(335)**		**(315,733)**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
IT REPLACEMENT FUND							
	Beginning Fund Balance	**55,000**	**64,280**		**64,280**		
30135	**Interest and Miscellaneous**	**-**	**-**	**-**	**404**	**(404)**	
30138	**Transfers**	**-**	**-**	**-**	**-**	**-**	
	Revenue Subtotal	**-**	**-**	**-**	**404**	**(404)**	
30152	**Services, Utilities, and Training**	**-**	**-**	**-**	**-**	**-**	
30154	**Capital and NonCapital**	**-**	**-**	**-**	**-**	**-**	
30158	**Transfers**	**55,000**	**55,000**	**-**	**64,684**	**(9,684)**	
	Expenditure Subtotal	**55,000**	**55,000**	**-**	**64,684**	**(9,684)**	**117.6%**
	Net Change	**(55,000)**	**(55,000)**	**-**	**(64,280)**	**9,280**	
	IT REPLACEMENT (unaudited)	**-**	**9,280**		**-**		
HOTEL OCCUPANCY TAX							
	Beginning Fund Balance	**22,893**	**26,269**		**26,269**		
23130	**General Taxes**	**2,000**	**2,000**	**-**	**1,371**	**629**	68.5%
23135	**Interest and Miscellaneous**	**600**	**600**	**122**	**480**	**120**	80.0%
	Revenue Subtotal	**2,600**	**2,600**	**122**	**1,851**	**749**	**71.2%**
23152	**Services, Utilities, and Training**	**-**	**-**	**-**	**-**	**-**	
23154	**Capital and NonCapital**	**-**	**-**	**-**	**-**	**-**	
	Expenditure Subtotal	**-**	**-**	**-**	**-**	**-**	
	Net Change	**2,600**	**2,600**	**122**	**1,851**	**749**	
	HOTEL OCCUPANCY TAX (unaudited)	**25,493**	**28,869**		**28,120**		

Account Number	Description	ADOPTED BUDGET	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	REMAINING BALANCE	PERCENT MET
PEG FUNDS							
	Beginning Fund Balance	**91,926**	**134,541**		**134,541**		
23230	**General Taxes**	**28,000**	**28,000**	**12,260**	**13,301**	**14,699**	47.5%
23239	**Interest and Miscellaneous**	**4,000**	**4,000**	**582**	**2,400**	**1,600**	60.0%
	Revenue Subtotal	**32,000**	**32,000**	**12,842**	**15,701**	**16,299**	**49.1%**
23252	**Services, Utilities, and Training**	**-**	**-**	**-**	**-**	**-**	
23254	**Capital and NonCapital**	**50,000**	**93,106**	**-**	**3,672**	**89,434**	3.9%
	Expenditure Subtotal	**50,000**	**93,106**	**-**	**3,672**	**89,434**	**3.9%**
	Net Change	**(18,000)**	**(61,106)**	**12,842**	**12,029**	**(73,135)**	
	PEG FUNDS(unaudited)	**73,926**	**73,435**		**146,571**		

ACCOUNT NUMBER	DESCRIPTION	INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2011 GO BONDS - TOWN CREEK DET		14	15	16
	BEGINNING FUND BALANCE	**-**	**1,432**	**-**
354-35100-000-000-0000	INTEREST	364,327	51	364,379
354-35150-000-000-0000	UNREALIZED GAIN/LOSS ON INVEST	228	-	228
354-35250-000-000-0000	NET BOND PROCEEDS	5,350,000	-	5,350,000
	TOTAL REVENUES	**5,714,556**	**51**	**5,714,607**
354-57400-000-000-4041	LAND ACQUISITION	1,351,749	-	1,351,749
354-57500-000-000-4041	ENGINEERING SERVICES	1,698,260	15	1,698,275
354-57600-000-000-4041	CONSTRUCTION COSTS	2,663,115	-	2,663,115
	TOTAL EXPENDITURES	**5,713,123**	**15**	**5,713,138**
Fund number: 354	**2011 GO BONDS - TOWN CREEK DET**	**1,432**	**36**	**1,468**
	ENDING FUND BALANCE	**1,432**	**1,468**	**1,468**

Outstanding Encumbrances:

354-57600-000-000-4041	Texas Sterling	PO 22139	615
354-57500-000-000-4041	Vickrey & Associates, Inc	PO 22166	-
354-57600-000-000-4041	Alamo Fence Company	PO 957315	-
354-57500-000-000-4041	ESP Associates	PO 957434	-
	Total Encumbrances		615
	Remaining funds		**853**

ACCOUNT NUMBER	DESCRIPTION	INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2013 GO BONDS - TOWN CREEK DET		12	13	14
	BEGINNING FUND BALANCE	**-**	**415,639**	**-**
356-35100-000-000-0000	INTEREST	693,108	16,824	709,932
356-35150-000-000-0000	UNREALIZED GAIN/LOSS ON INVEST	1,828	-	1,828
356-38357-000-000-0000	TRANSFER FROM 13 GO BONDS	10,147	-	10,147
356-39350-000-000-0000	NET BOND PROCEEDS	3,700,000	-	3,700,000
	TOTAL REVENUES	**4,405,083**	**16,824**	**4,421,907**
356-57500-000-000-4041	ENGINEERING SERVICES	66,307	52,131	118,438
356-57600-000-000-4041	CONSTRUCTION COSTS	3,923,137	-	3,923,137
	TOTAL EXPENDITURES	**3,989,444**	**52,131**	**4,041,575**
				-
Fund number: 356	**2013 GO BONDS - TOWN CREEK DET**	**415,639**	**(35,307)**	**380,332**
	ENDING FUND BALANCE	**415,639**	**380,332**	**380,332**

Outstanding Encumbrances:

356-57600-000-000-4041	Texas Sterling		PO 22139	88,627
356-57500-000-000-4041	Raba Kistener, Inc		PO 24061	-
356-57500-000-000-4041	Colliers Engineering	Town Ck LOMR	PO 957464	3,869
	Total Encumbrances			92,496
	Remaining funds			**287,836**

ACCOUNT NUMBER	DESCRIPTION	INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2016 GO BONDS - BORGFELD RD		9	10	11
	BEGINNING FUND BALANCE	**-**	**989**	**-**
363-35100-000-000-0000	INTEREST	48,128	16	48,144
363-39350-000-000-0000	NET BOND PROCEEDS	3,500,000	-	3,500,000
363-37100-000-000-0000	INTERGOVERNMENTAL PARTICIPATION	450,000	-	450,000
	TOTAL REVENUES	**3,998,128**	**16**	**3,998,144**
363-57400-000-000-5051	LAND ACQUISITION	303,169	-	303,169
363-57500-000-000-5051	ENGINEERING SERVICES	296,531	-	296,531
363-57600-000-000-5051	CONSTRUCTION COSTS	3,339,440	-	3,339,440
363-57600-000-000-5502	CONSTRUCTION COSTS	58,000	-	58,000
	TOTAL EXPENDITURES	**3,997,140**	**-**	**3,997,140**
Fund number: 363	**2016 GO BONDS - BORGFELD RD**	**989**	**16**	**1,004**
	ENDING FUND BALANCE	**989**	**1,004**	**1,004**

ACCOUNT NUMBER	DESCRIPTION		INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
			6	7	8
2019 GENERAL OBLIGATION BONDS					
	BEGINNING FUND BALANCE		**-**	**982,726**	**-**
365-35100-000-000-0000	INTEREST		298,740	15,736	314,475
365-38101-000-000-0000	TRANSFER FROM GENERAL FUND		675,000	-	675,000
365-39350-000-000-0000	NET BOND PROCEEDS		10,750,000	-	10,750,000
	TOTAL REVENUES		**11,723,740**	**15,736**	**11,739,475**
365-54910-000-000-0000	CAPITAL OUTLAY		450,000	25,046	475,046
365-57500-000-000-1074	ENGINEERING SERVICES	*CITY HALL ANNEX*	250,571	-	250,571
365-57500-000-000-1075	ENGINEERING SERVICES	*PUBLIC WORKS EXPANSION*	93,470	-	93,470
365-57500-160-000-1075	ENGINEERING SERVICES	*PUBLIC WORKS EXPANSION*	1,125	-	1,125
365-57500-000-000-4043	ENGINEERING SERVICES	*TOLLE ROAD IMPROVEMENTS*	375,637	1,551	377,188
365-57500-000-000-6066	ENGINEERING SERVICES	*TOLLE PARK*	67,820	-	67,820
365-57600-000-000-1074	CONSTRUCTION COSTS	*CITY HALL ANNEX*	2,370,488	-	2,370,488
365-57600-000-000-1075	CONSTRUCTION COSTS	*PUBLIC WORKS EXPANSION*	605,072	-	605,072
365-57600-000-000-4043	CONSTRUCTION COSTS	*TOLLE ROAD IMPROVEMENTS*	-	-	-
365-57600-000-000-5055	CONSTRUCTION COSTS	*FM 1103 ROAD IMPROVEMENTS*	6,000,000	-	6,000,000
365-57600-000-000-6062	CONSTRUCTION COSTS	*MIRACLE FIELD*	500,000	-	500,000
365-57600-000-000-6066	CONSTRUCTION COSTS	*TOLLE PARK*	-	-	-
365-57650-000-000-1074	TESTING	*CITY HALL ANNEX*	26,829	-	26,829
	TOTAL EXPENDITURES		**10,741,013**	**26,597**	**10,767,611**
Fund number: 365	**2019 GENERAL OBLIGATION BONDS**		**982,726**	**(10,862)**	**971,865**
	ENDING FUND BALANCE		**982,726**	**971,865**	**971,865**

Outstanding Encumbrances:

365-57500-000-000-4043	Lockwood Andrews		PO 22110	1,551
365-54910-000-000-0000	Security 101 Holdings	*access control*	PO 957569	-
	Total Encumbrances			1,551
	Remaining funds			**970,314**

ACCOUNT NUMBER	DESCRIPTION	INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2019 CERTIFICATES OF OBLIGATION		6	7	8
	BEGINNING FUND BALANCE	**-**	**388,820**	**-**
333-35100-000-000-0000	INTEREST	146,917	6,446	153,364
333-39350-000-000-0000	NET BOND PROCEEDS	5,000,000	-	5,000,000
333-37120-000-000-0000	INTERGOVERNMENTAL - GUADALUPE CO	750,000	-	750,000
	TOTAL REVENUES	**5,896,917**	**6,446**	**5,903,364**
333-57400-000-000-5057	LAND ACQUISITION	429,363	-	429,363
333-57500-000-000-5057	ENGINEERING SERVICES	456,961	-	456,961
333-57600-000-000-5057	CONSTRUCTION COSTS	4,612,913	-	4,612,913
333-57650-000-000-5057	TESTING	8,860	-	8,860
	TOTAL EXPENDITURES	**5,508,097**	**-**	**5,508,097**
Fund number: 333	**2019 CERTIFICATES OF OBLIGATION**	**388,820**	**6,446**	**395,266**
	ENDING FUND BALANCE	**388,820**	**395,266**	**395,266**

ACCOUNT NUMBER	DESCRIPTION	INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2020 CERTIFICATES OF OBLIGATION - STREET MAINTENANCE		5	6	7
	BEGINNING FUND BALANCE	**-**	**144,156**	**-**
369-35100-000-000-0000	INTEREST	490,848	2,423	493,271
369-14101-000-000-0000	TRANSFER FROM GENERAL FUND	2,350,000	-	2,350,000
369-14239-000-000-0000	TRANSFER FROM STREET MAINTENANCE	1,043,763	-	1,043,763
369-39350-000-000-0000	NET BOND PROCEEDS	7,500,000	-	7,500,000
	TOTAL REVENUES	**11,384,611**	**2,423**	**11,387,034**
369-57400-000-000-5500	LAND ACQUISITION	-	-	-
369-57500-000-000-5050	ENGINEERING SERVICES	39,840	-	39,840
369-57500-000-000-5500	ENGINEERING SERVICES	286,005	-	286,005
369-57500-000-000-5502	ENGINEERING SERVICES	188,549	-	188,549
369-57500-000-000-5503	ENGINEERING SERVICES	289,484	6,181	295,665
369-57600-000-000-5501	CONSTRUCTION COSTS	8,094,467	-	8,094,467
369-57600-000-000-5502	CONSTRUCTION COSTS	2,342,111	-	2,342,111
	TOTAL EXPENDITURES	**11,240,456**	**6,181**	**11,246,637**
Fund number: 369	**2020 CERTIFICATES OF OBLIGATION - STREET MAINTENANCE**	**144,156**	**(3,758)**	**140,398**
	ENDING FUND BALANCE	**144,156**	**140,398**	**140,398**

Outstanding Encumbrances:

369-57500-000-000-5502	Lockwood Andrews	PO 23202	-
369-57500-000-000-5502	Terracon	PO 24163	-
369-57500-000-000-5503	Lockwood Andrews	PO 24098	31,902
369-57600-000-000-5502	D&D Contractors	PO 24083	-
	Total Encumbrances		31,902
	Remaining funds		**108,496**

ACCOUNT NUMBER	DESCRIPTION		INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2023 CERTIFICATES OF OBLIGATION			2	3	4
	BEGINNING FUND BALANCE		**-**	**87,090**	**-**
371-35100-000-000-0000	INTEREST		212,737	1,526	214,263
371-35350-000-000-0000	BOND PROCEEDS		4,550,000	-	4,550,000
371-35351-000-000-0000	BOND PREMIUM		364,772	-	364,772
	TOTAL REVENUES		**5,127,509**	**1,526**	**5,129,035**
371-55005-000-000-0000	BOND ISSUANCE COST		114,772	-	114,772
371-54900-000-000-0000	NON-CAPITAL OUTLAY		4,634	-	4,634
371-54900-343-000-0000	NON-CAPITAL OUTLAY		48,809	-	48,809
371-54910-000-000-0000	CAPITAL OUTLAY		-	38,000	38,000
371-54910-343-000-0000	CAPITAL OUTLAY		300,468	-	300,468
371-54910-353-000-0000	CAPITAL OUTLAY		1,026,843	-	1,026,843
371-57500-199-000-1072	ENGINEERING SERVICES	*CITY HALL/HVAC RENOVATION*	100,500	-	100,500
371-57500-353-000-7074	ENGINEERING SERVICES	*PUBLIC SAFETY FACILITY*	756,300	-	756,300
371-57500-353-000-7073	ENGINEERING SERVICES	*FIRE ST 1 & 2 BATHROOMS*	2,297	-	2,297
371-57600-160-000-1075	CONSTRUCTION COSTS	*PUBLIC WORKS EXPANSION*	765,299	-	765,299
371-57600-199-000-1072	CONSTRUCTION COSTS	*CITY HALL/HVAC RENOVATION*	1,892,069	-	1,892,069
371-57600-353-000-7072	CONSTRUCTION COSTS	*FIRE ST 1 & 2 BATHROOMS*	13,931	-	13,931
371-57600-353-000-7073	CONSTRUCTION COSTS	*FIRE ST 1 & 2 BATHROOMS*	14,496	-	14,496
371-54910-660-000-0000	CAPITAL OUTLAY		-	-	-
	TOTAL EXPENDITURES		**5,040,419**	**38,000**	**5,078,419**
Fund number: 371	**2023 CERTIFICATES OF OBLIGATION**		**87,090**	**(36,474)**	**50,616**
	ENDING FUND BALANCE		**87,090**	**50,616**	**50,616**

Outstanding Encumbrances:

371-54910-343-000-0000	Farrwest		PO 957273	-
371-54910-000-000-0000	Security 101 Holdings	*access control*	PO 957569	-
371-57500-353-000-7074	Eikon Consulting Group	*ARCHITECT*	PO 24055	49,685
	Total Encumbrances			49,685
	Remaining funds			**931**

ACCOUNT NUMBER	DESCRIPTION			INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2024 CERTIFICATES OF OBLIGATION				2	3	4
	BEGINNING FUND BALANCE			**-**	**2,181,019**	**-**
372-35100-000-000-0000	INTEREST			255,837	19,151	274,988
372-35350-000-000-0000	BOND PROCEEDS			8,485,000	-	8,485,000
372-35351-000-000-0000	BOND PREMIUM			723,639	-	723,639
372-37160-000-000-0000	INTERGOVERNMENTAL - GUADALUPE COUNTY			1,147,755		1,147,755
	TOTAL REVENUES			**10,612,231**	**19,151**	**9,483,627**
372-55005-000-000-0000	BOND ISSUANCE COST			208,639	-	208,639
372-54910-146-000-0000	CAPITAL OUTLAY			384,192	-	384,192
372-54910-146-000-0000	CAPITAL OUTLAY			25,730	-	25,730
372-54910-353-000-0000	CAPITAL OUTLAY			2,757,793	-	2,757,793
372-54910-748-000-0000	CAPITAL OUTLAY			54,998	-	54,998
372-57400-748-000-0000	LAND ACQUISITION			900,361	-	900,361
372-57500-000-000-0000	PROJECT ENGINEERING			-	8,000	8,000
372-57500-000-806-0000	PROJECT ENGINEERING			14,550	26,200	40,750
372-57600-000-000-5502	CONSTRUCTION COSTS	*BOLTON, DEAN AND LOWER SEGUIN I*		4,046,617	-	4,046,617
372-57600-748-000-6070	CONSTRUCTION COSTS	*PARK IMPROVEMENTS*		38,333	-	38,333
	TOTAL EXPENDITURES			**8,431,212**	**34,200**	**8,465,412**
Fund number: 372	**2024 CERTIFICATES OF OBLIGATION**			**2,181,019**	**(15,049)**	**1,018,215**
	ENDING FUND BALANCE			**2,181,019**	**2,165,970**	**1,018,215**
Outstanding Encumbrances:						
372-54910-353-000-0000	SIDDONS MARTIN	*LADDER TRUCK AND PUMPER*	PO 24079			90,917
372-57500-000-806-0000	KIMLEY HORN	*PARK IMPROVEMENTS PLANNING*	PO 957435			1,000
372-57500-000-000-0000	KIMLEY HORN	*HSIP GRANT*	PO 957602			-
	Total Encumbrances					91,917
	Remaining funds					**926,298**

ACCOUNT NUMBER	DESCRIPTION		INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2025 CERTIFICATES OF OBLIGATION			2	3	4
	BEGINNING FUND BALANCE		**-**	**7,893,624**	**-**
373-35100-000-000-0000	INTEREST		267,699	139,354	407,053
373-35350-000-000-0000	BOND PROCEEDS		10,995,000		10,995,000
373-35351-000-000-0000	BOND PREMIUM		659,243		659,243
	TOTAL REVENUES		**11,921,942**	**139,354**	**12,061,296**
373-55005-000-000-0000	BOND ISSUANCE COST		151,207	-	151,207
373-54900-353-000-0000	NON-CAPITAL OUTLAY	*FIRE EQUIPMENT*	5,174	-	5,174
373-54900-748-000-0000	NON-CAPITAL OUTLAY	*PARKS EQUIPMENT*	6,250	-	6,250
373-54910-146-000-0000	CAPITAL OUTLAY	*STREETS EQUIPMENT*	774,310	151,078	925,388
373-54910-160-000-0000	CAPITAL OUTLAY	*PW EQUIPMENT*	-	-	-
373-54910-353-000-0000	CAPITAL OUTLAY	*FIRE EQUIPMENT*	412,270	50,638	462,908
373-54910-748-000-0000	CAPITAL OUTLAY	*PARKS EQUIPMENT*	-	-	-
373-57500-146-000-5120	PROJECT ENGINEERING	*NORTH SOUTH CONNECTOR AT FM78*	-	97,056	97,056
373-57500-146-000-5506	PROJECT ENGINEERING	*25 ROAD IMPROVEMENTS PKG 1*	67,753	13,848	81,601
373-57500-146-000-5507	PROJECT ENGINEERING	*25 ROAD IMPROVEMENTS PKG 2*	9,063	24,075	33,138
373-57500-000-801-0000	PROJECT ENGINEERING	*NIEMIETZ PARK PLANNING*	29,100	11,650	40,750
373-57600-146-000-5506	CONSTRUCTION COSTS	*25 ROAD IMPROVEMENTS PKG 1*	2,480,284	40,438	2,520,722
373-57600-146-000-5507	CONSTRUCTION COSTS	*25 ROAD IMPROVEMENTS PKG 2*	83,978	1,496,748	1,580,725
373-57650-000-000-5506	TESTING	*25 ROAD IMPROVEMENTS PKG 1*	8,930	-	8,930
373-57650-000-000-5507	TESTING	*25 ROAD IMPROVEMENTS PKG 2*	-	22,948	22,948
	TOTAL EXPENDITURES		**4,028,318**	**1,908,478**	**5,936,795**
Fund number: 373	**2025 CERTIFICATES OF OBLIGATION**		**7,893,624**	**(1,769,124)**	**6,124,501**
	ENDING FUND BALANCE		**7,893,624**	**6,124,501**	**6,124,501**

Outstanding Encumbrances:

373-54910-353-000-0000	WAYNE TAUER		PO 957426	-
373-54910-353-000-0000	TACTICAL FIRE EQUIPMENT		PO 957458	30,000
373-54910-353-000-0000	SIDDONS MARTIN		PO 957459	-
373-54910-353-000-0000	MOTOROLA SOLUTIONS		PO 957502	-
373-57500-146-000-0000	KIMLEY HORN	*Main St RR sidewalk crossing*	PO 957609	31,949
373-57500-146-000-0000	KIMLEY HORN	*BUILD Grant Haeckerville Rd*	PO 957624	19,945
373-57500-146-000-5120	COLLIERS ENGINEERING		PO 957525	-
373-57500-146-000-5506	COLLIERS ENGINEERING		PO 957361	18,565
373-57500-146-000-5507	COLLIERS ENGINEERING		PO 957361	67,126
373-57500-000-801-0000	KIMLEY HORN		PO 957435	1,000
373-57600-000-000-5506	D&D CONTRACTORS		PO 957368	19,241
373-57600-000-000-5507	D&D CONTRACTORS		PO 957436	1,491,634
373-57650-000-000-5506	RABA KISTNER		PO 957360	41,257
373-57650-000-000-5507	TERRACON CONSULTANTS		PO 957437	27,018
	Total Encumbrances			1,747,735
	Remaining funds			**4,376,766**

ACCOUNT NUMBER	DESCRIPTION		INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2025 GENERAL OBLIGATION BONDS			2	3	4
	BEGINNING FUND BALANCE		**-**	**2,052,937**	**-**
374-35100-000-000-0000	INTEREST		49,483	34,174	83,657
374-35350-000-000-0000	BOND PROCEEDS		1,965,000	-	1,965,000
374-35351-000-000-0000	BOND PREMIUM		91,449	-	91,449
	TOTAL REVENUES		**2,105,932**	**34,174**	**2,140,106**
374-55005-000-000-0000	BOND ISSUANCE COST		52,995	-	52,995
374-57400-353-000-7074	LAND ACQUISITION		-	-	-
374-57500-353-000-7074	ENGINEERING/ARCHITECT		-	-	-
374-57500-547-000-8050	ENGINEERING/ARCHITECT		-	196,171	196,171
374-57500-000-000-0000	ENGINEERING/ARCHITECT		-	-	-
			-	-	-
	TOTAL EXPENDITURES		**52,995**	**196,171**	**249,166**
Fund number: 374	**2025 GENERAL OBLIGATION BONDS**		**2,052,937**	**(161,997)**	**1,890,940**
	ENDING FUND BALANCE		**2,052,937**	**1,890,940**	**1,890,940**
Outstanding Encumbrances:					
374-57400-353-000-7074	RIVERON CORP	*ROW acq*	PO 957538		5,000
374-57400-353-000-7074	COLLIERS ENGINEERING	*Fire Station 4 survey*	PO 957623		3,500
374-57500-353-000-7074	EIKON CONSULTING GROUP		PO 24055		150,045
374-57500-547-000-8050	QUORUM ARCHITECTS		PO 957522		969,311
374-57500-547-000-8050	RABA KISTNER		PO 957560		13,621
	Total Encumbrances				1,141,477
	Remaining funds				**749,463**

ACCOUNT NUMBER	DESCRIPTION	INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2012 REVENUE BONDS		12	13	14
	BEGINNING FUND BALANCE	**-**	**1,162,645**	**-**
531-35100-000-000-0000	INTEREST	542,046	13,900	555,946
531-35150-000-000-0000	UNREALIZED GAIN/LOSS ON INVEST	221	-	221
531-35250-000-000-0000	NET BOND PROCEEDS	8,000,000	-	8,000,000
	TOTAL REVENUES	**8,542,267**	**13,900**	**8,556,167**
531-54910-000-000-0000	CAPITAL OUTLAY	-	160,800	160,800
531-54916-000-000-2006	WATER LINE PROJECTS	18,500	-	18,500
531-57400-000-000-224B	LAND ACQUISITION	21,900	-	21,900
531-57400-000-000-3033	LAND ACQUISITION	13,779	-	13,779
531-57400-000-000-3036	LAND ACQUISITION	7,838	6,034	13,871
531-57500-000-000-224A	ENGINEERING SERVICES	25,224	-	25,224
531-57500-000-000-224B	ENGINEERING SERVICES	47,500	-	47,500
531-57500-000-000-225A	ENGINEERING SERVICES	165,000	-	165,000
531-57500-000-000-225B	ENGINEERING SERVICES	58,500	-	58,500
531-57500-000-000-225C	ENGINEERING SERVICES	93,600	-	93,600
531-57500-000-000-2028	ENGINEERING SERVICES	25,066	-	25,066
531-57500-000-000-3034	ENGINEERING SERVICES	24,897	-	24,897
531-57500-000-000-3035	ENGINEERING SERVICES	76,375	-	76,375
531-57500-000-000-3036	ENGINEERING SERVICES	50,670	1,206	51,876
531-57600-000-000-2006	CONSTRUCTION COSTS	182,170	-	182,170
531-57600-000-000-224A	CONSTRUCTION COSTS	433,689	-	433,689
531-57600-000-000-224B	CONSTRUCTION COSTS	31,432	-	31,432
531-57600-000-000-224D	CONSTRUCTION COSTS	170,000	-	170,000
531-57600-000-000-225A	CONSTRUCTION COSTS	2,088,254	-	2,088,254
531-57600-000-000-225B	CONSTRUCTION COSTS	763,800	-	763,800
531-57600-000-000-225C	CONSTRUCTION COSTS	1,127,215	-	1,127,215
531-57600-000-000-2028	CONSTRUCTION COSTS	240,266	-	240,266
531-57600-000-000-2030	CONSTRUCTION COSTS	-	-	-
531-57600-000-000-3033	CONSTRUCTION COSTS	1,655,648	-	1,655,648
531-57600-000-000-3036	CONSTRUCTION COSTS	-	201,717	201,717
531-57600-000-000-5056	CONSTRUCTION COSTS	55,461	-	55,461
531-57610-000-000-3036	CONSTRUCTION ADMINISTRATION	2,840	5,566	8,406
	TOTAL EXPENDITURES	**7,379,622**	**375,323**	**7,754,945**
Fund number: 531	**2012 REVENUE BONDS**	**1,162,645**	**(361,423)**	**801,222**
	ENDING FUND BALANCE	**1,162,645**	**801,222**	**801,222**

Outstanding Encumbrances:

531-54910-000-000-0000	EXCAVATOR	PO 957610		-
531-57500-000-000-3036	COLLIERS ENGINEERING	PO 24168		3,001
531-57600-000-000-3036	GASPAR CARACHEO	PO 957473		217,820
531-57600-000-000-2006	GASPAR CARACHEO	PO 957324		-
531-57600-000-000-2030	T CONSTRUCTION LLC	PO 957285		8,249
531-57610-000-000-3036	JOHNSON MIRMIRAN & THONMPSON	PO 957430		10,524
	Total Encumbrances			239,594
	Remaining funds			**561,628**

ACCOUNT NUMBER	DESCRIPTION	INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2019 CERTIFICATES OF OBLIGATION - UTILITY		6	7	8
	BEGINNING FUND BALANCE	**-**	**1,657,960**	**-**
532-35100-000-000-0000	INTEREST	243,120	28,129	271,250
532-39350-000-000-0000	NET BOND PROCEEDS	1,500,000	-	1,500,000
532-37000-000-000-0000	INTERGOVERNMENTAL - TXDOT	2,151,114	-	2,151,114
	TOTAL REVENUES	**3,894,234**	**28,129**	**3,922,363**
532-54910-000-000-0000	CAPITAL OUTLAY	147,916	-	147,916
532-57400-000-000-5055	LAND ACQUISITION	154,606	-	154,606
532-57400-000-000-5065	LAND ACQUISITION	9,065	-	9,065
532-54954-000-000-0000	CAPITAL OUTLAY	173,336	-	173,336
532-57500-000-000-5055	ENGINEERING SERVICES	146,557	-	146,557
532-57600-000-000-5055	CONSTRUCTION COSTS	1,604,795	-	1,604,795
	TOTAL EXPENDITURES	**2,236,274**	**-**	**2,236,274**
Fund number: 532	**2019 CERTIFICATES OF OBLIGATION - UTILITY**	**1,657,960**	**28,129**	**1,686,090**
	ENDING FUND BALANCE	**1,657,960**	**1,686,090**	**1,686,090**
Outstanding Encumbrances:				
532-57500-000-000-5055	Westwood Professional Services	PO 24167		-
532-54910-000-000-0000	SILSBEE FORD	PO 957392		-
	Total Encumbrances			-
	Remaining funds			1,686,090

ACCOUNT NUMBER	DESCRIPTION	INCEPTION THROUGH FY 25	FY 26 2/28/2026	TOTAL PROJECT TO DATE
2021 EDC REVENUE BONDS		4	5	6
	BEGINNING FUND BALANCE	**-**	**427,933**	**-**
870-35100-000-000-0000	INTEREST	65,544	7,060	72,604
870-35350-000-000-0000	BOND PROCEEDS	4,125,000	-	4,125,000
	TOTAL REVENUES	**4,190,544**	**7,060**	**4,197,604**
870-52710-000-000-0000	PROFESSIONAL SERVICES	65,049	-	65,049
870-54900-000-000-0000	NON-CAPITAL OUTLAY	1,268	-	1,268
870-54925-000-000-0000	LAND ACQUISITION	3,595,144	-	3,595,144
870-55005-000-000-0000	BOND ISSUANCE COST	101,150	-	101,150
	TOTAL EXPENDITURES	**3,762,611**	**-**	**3,762,611**
Fund number: 870	**2021 EDC REVENUE BONDS**	**427,933**	**7,060**	**434,993**
	ENDING FUND BALANCE	**427,933**	**434,993**	**434,993**

Outstanding Encumbrances:

	Remaining funds	**434,993**

City of Cibolo

City Council Regular Meeting Staff Report

B. Approval of the February 2026 Check Register

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Consent Agenda - Consent Items (General Items) Item: 8B.

From
Jessica Donoho, Accounting Manager

PRIOR CITY COUNCIL ACTION:

N/A

BACKGROUND:

N/A

STAFF RECOMMENDATION:

N/A

FINANCIAL IMPACT:

N/A

MOTION(S):

N/A

Attachments

Detailed Check Register 20260228.pdf

Raw Check Register -February 2026

Check Date: 02/01/2026-02/28/2026

Check Date	Check Number	Vendor Name	Detail Fund Description	Detail Department Description	Special Information	Amount	Void?
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	6.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	37.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	205.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, concrete	6.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	187.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	37.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, concrete	187.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PARKS	30ft Light Tower #12282 - Parks	471.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, concrete	37.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	6.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	229.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	37.00	
2/3/2026	76015	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	6.00	
2/3/2026	76016	AEL Constructors LLC	WATER & SEWER FUND	NO DEPARTMENT	001_0097991_001 UB Refund	846.35	
2/3/2026	76017	AXON ENTERPRISE, INC.	GENERAL FUND	POLICE DEPARTMENT	year 3 of 5 Bundle Taser 7	12,088.80	
2/3/2026	76018	AXON ENTERPRISE, INC.	GENERAL FUND	POLICE DEPARTMENT	year 3 of 5 Bundle Taser 7	8,100.00	
2/3/2026	76019	BB INSPECTION SERVICES, LLC	DEVELOPMENT SERVICES FUND	BUILDING SERVICES	City Health Inspections for December	1,092.00	
2/3/2026	76019	BB INSPECTION SERVICES, LLC	DEVELOPMENT SERVICES FUND	BUILDING SERVICES	City Building Inspections	73,377.66	
2/3/2026	76020	CCMA	DEVELOPMENT SERVICES FUND	NO DEPARTMENT	December CCMA Fees	27,800.00	
2/3/2026	76021	CIBOLO PROF. FIREFIGHTERS	GENERAL FUND	NO DEPARTMENT	Firefighter membership dues January	1,240.00	
2/3/2026	76021	CIBOLO PROF. FIREFIGHTERS	GENERAL FUND	NO DEPARTMENT	Firefighter membership dues February	1,240.00	
2/3/2026	76022	CLINTON RAY JACOBS	GENERAL FUND	POLICE DEPARTMENT	Alonso Geovanny Rosario	475.00	
2/3/2026	76023	CRAFCO, INC.	GENERAL FUND	PUBLIC WORKS STREETS	polyflex type 3	1,372.50	
2/3/2026	76024	EVIDENT CRIME SCENE PRODUCTS	GENERAL FUND	POLICE DEPARTMENT	Viper Fiberglass Brush	347.17	
2/3/2026	76025	FARRWEST SPECIALTY VEHICLES	GENERAL FUND	POLICE DEPARTMENT	Vehicle repair Patrol unit 19-05	120.00	
2/3/2026	76026	FAUSTINO VELA	GENERAL FUND	NO DEPARTMENT	Overpayment Credit for '25 premiums	44.28	
2/3/2026	76027	FERGUSON WATERWORKS #1106	GENERAL FUND	FIRE DEPARTMENT	10in car wash brush	313.80	
2/3/2026	76028	FLEETPRIDE	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Cabin Air Filter	200.38	
2/3/2026	76029	GRAINGER	GENERAL FUND	NON-DEPARTMENTAL	air filters - City Hall	13.74	
2/3/2026	76029	GRAINGER	GENERAL FUND	NON-DEPARTMENTAL	air filters - City of Cibolo	108.98	
2/3/2026	76029	GRAINGER	GENERAL FUND	PARKS	pressure washer wand - Parks/City Hall	269.61	
2/3/2026	76029	GRAINGER	GENERAL FUND	FIRE DEPARTMENT	air filters - City of Cibolo	158.52	
2/3/2026	76029	GRAINGER	GENERAL FUND	POLICE DEPARTMENT	air filters - City of Cibolo	244.03	
2/3/2026	76029	GRAINGER	GENERAL FUND	NON-DEPARTMENTAL	air filters - City of Cibolo	108.98	
2/3/2026	76029	GRAINGER	GENERAL FUND	NON-DEPARTMENTAL	pressure washer wand - Parks/City Hall	37.86	
2/3/2026	76029	GRAINGER	GENERAL FUND	PARKS	air filters - City of Cibolo	55.52	
2/3/2026	76030	GTS TECHNOLOGY SOLUTIONS INC	GRANT FUND	POLICE DEPARTMENT	Panasonic Win11 Pro Intel	7,505.74	
2/3/2026	76030	GTS TECHNOLOGY SOLUTIONS INC	GRANT FUND	POLICE DEPARTMENT	Panasonic 4th & 5th yr Public Safety	1,140.50	
2/3/2026	76030	GTS TECHNOLOGY SOLUTIONS INC	GRANT FUND	POLICE DEPARTMENT	Panasonic Win11 Pro Intel	-	
2/3/2026	76030	GTS TECHNOLOGY SOLUTIONS INC	GRANT FUND	POLICE DEPARTMENT	Panasonic Win11 Pro Intel	-	
2/3/2026	76030	GTS TECHNOLOGY SOLUTIONS INC	GRANT FUND	POLICE DEPARTMENT	Panasonic Win11 Pro Intel	-	
2/3/2026	76030	GTS TECHNOLOGY SOLUTIONS INC	GRANT FUND	POLICE DEPARTMENT	Panasonic 4th & 5th yr Public Safety	318.72	
2/3/2026	76031	GUADACOMA EMERGENCY RESPONS	GENERAL FUND	FIRE DEPARTMENT	FY2026 Memebership Dues GuadaComa	500.00	
2/3/2026	76032	GUADALUPE CNTY TAX ASSESSOR-C	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Vehicle Regis. VIN1180	7.50	YES
2/3/2026	76032	GUADALUPE CNTY TAX ASSESSOR-C	GENERAL FUND	POLICE DEPARTMENT	Vehicle Regist. VIN687	7.50	YES
2/3/2026	76032	GUADALUPE CNTY TAX ASSESSOR-C	GENERAL FUND	POLICE DEPARTMENT	Vehicle Regist. VIN421	7.50	YES
2/3/2026	76032	GUADALUPE CNTY TAX ASSESSOR-C	GENERAL FUND	POLICE DEPARTMENT	Vehicle Regist. VIN947	7.50	YES
2/3/2026	76032	GUADALUPE CNTY TAX ASSESSOR-C	GENERAL FUND	POLICE DEPARTMENT	Vehicle Regist. VIN695	7.50	YES
2/3/2026	76032	GUADALUPE CNTY TAX ASSESSOR-C	GENERAL FUND	POLICE DEPARTMENT	Vehicle Regist. VIN953	7.50	YES
2/3/2026	76032	GUADALUPE CNTY TAX ASSESSOR-C	GENERAL FUND	POLICE DEPARTMENT	Vehicle Regist. VIN709	7.50	YES
2/3/2026	76032	GUADALUPE CNTY TAX ASSESSOR-C	GENERAL FUND	POLICE DEPARTMENT	Vehicle Regist. VIN717	7.50	YES
2/3/2026	76032	GUADALUPE CNTY TAX ASSESSOR-C	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Vehicle Regis. VIN8530	7.50	YES
2/3/2026	76033	GVEC HOME SERVICES, INC.	GENERAL FUND	FIRE DEPARTMENT	HVAC system repair service	180.00	
2/3/2026	76034	HELPING HAND HARDWARE	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Oil	85.96	
2/3/2026	76034	HELPING HAND HARDWARE	WATER & SEWER FUND	WATER OPERATIONS	Air Adapter Kit	50.85	
2/3/2026	76034	HELPING HAND HARDWARE	WATER & SEWER FUND	WATER OPERATIONS	CREDIT FOR A20478012	(50.85)	

Check Date	Check Number	Vendor Name	Detail Fund Description	Detail Department Description	Special Information	Amount	Void?
2/3/2026	76035	JOHN A. RIOS	GENERAL FUND	POLICE DEPARTMENT	Polygraph - Huffman, Matthew	225.00	
2/3/2026	76036	JORDAN FORD LTD	GENERAL FUND	PUBLIC WORKS STREETS	Moulding return from inv#85152924	(205.58)	YES
2/3/2026	76036	JORDAN FORD LTD	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Spark Plug	278.64	YES
2/3/2026	76037	KAHLIG ENTERPRISES LTD	GENERAL FUND	POLICE DEPARTMENT	TML Claim#TX252419 VIN0536	4,049.75	
2/3/2026	76037	KAHLIG ENTERPRISES LTD	GENERAL FUND	POLICE DEPARTMENT	TML Claim#TX253232 VIN1202	2,833.93	
2/3/2026	76038	LOWER COLORADO RIVER AUTHORI	GENERAL FUND	FIRE DEPARTMENT	Emergency Radio Svcs	880.00	
2/3/2026	76039	MAYRA MAGANA	GENERAL FUND	POLICE DEPARTMENT	replace engine oil and filter 23-08	99.67	
2/3/2026	76040	MISSION PLUMBING, HEATING, A/C	GENERAL FUND	NON-DEPARTMENTAL	HVAC System repairs City Hall	877.50	
2/3/2026	76040	MISSION PLUMBING, HEATING, A/C	GENERAL FUND	FIRE DEPARTMENT	Leaking Water Repair FS3	2,137.50	
2/3/2026	76041	MUNICIPAL EMERGENCY SERVICES	GENERAL FUND	FIRE DEPARTMENT	AV-3000 HT	2,619.70	
2/3/2026	76041	MUNICIPAL EMERGENCY SERVICES	GENERAL FUND	FIRE DEPARTMENT	AV-3000 HT	1,047.88	
2/3/2026	76041	MUNICIPAL EMERGENCY SERVICES	GENERAL FUND	FIRE DEPARTMENT	Assy, Reg hose, HUD	1,255.10	
2/3/2026	76042	NARDIS PUBLIC SAFETY	GENERAL FUND	POLICE DEPARTMENT	namebar James Lee Jahanara	8.50	
2/3/2026	76042	NARDIS PUBLIC SAFETY	GENERAL FUND	POLICE DEPARTMENT	Clothing James Lee Jahanara	696.47	
2/3/2026	76043	NLUC, PLLC	GENERAL FUND	PEOPLE AND PERFORMANCE	December Occ Medical Visits	120.00	
2/3/2026	76044	ODP BUSINESS SOLUTIONS, LLC	WATER & SEWER FUND	UTILITIES ADMINISTRATION	Office Supplies	82.77	
2/3/2026	76044	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	PEOPLE AND PERFORMANCE	Double-Sided Premium Copy Paper	736.58	
2/3/2026	76044	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	NON-DEPARTMENTAL	water delivery - City Hall	42.00	
2/3/2026	76045	OREILLY AUTO PARTS	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	GloLight	54.39	
2/3/2026	76045	OREILLY AUTO PARTS	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Oil Filter	25.62	
2/3/2026	76046	PROFICIENT BENEFIT SOLUTIONS	GENERAL FUND	PEOPLE AND PERFORMANCE	January FSA, HSA and COBRA	612.42	
2/3/2026	76047	RDO EQUIPMENT CO	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Fuel Pump	64.86	
2/3/2026	76048	SCHERTZ EMBROIDERY, LLC	GENERAL FUND	CITY COUNCIL	Embroidery Council Randy Roberts	37.50	
2/3/2026	76048	SCHERTZ EMBROIDERY, LLC	GRANT FUND	POLICE DEPARTMENT	Embroidery PD/V. Curtis	90.00	
2/3/2026	76049	SOUTH TEXAS AUTO PARTS COMPAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Drain Pan	53.18	
2/3/2026	76049	SOUTH TEXAS AUTO PARTS COMPAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Socket	19.49	
2/3/2026	76049	SOUTH TEXAS AUTO PARTS COMPAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Tub O Towels	51.96	
2/3/2026	76049	SOUTH TEXAS AUTO PARTS COMPAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Multitow 7blade4 Flat	40.99	
2/3/2026	76050	TCMA	GENERAL FUND	CITY MANAGER	ID#84824 Reed, Wayne	756.00	
2/3/2026	76050	TCMA	GENERAL FUND	CITY MANAGER	ID#97683 Hugghins, Bryan	354.00	
2/3/2026	76051	TEXAS TRI-COUNTY CHAMBER OF CC	GENERAL FUND	CITY SECRETARY	Business/Community	650.00	
2/3/2026	76052	TEXDOOR, LLC	GENERAL FUND	PARKS	replaced loop detector	332.75	
2/3/2026	76052	TEXDOOR, LLC	GENERAL FUND	FIRE DEPARTMENT	bird nest clean up FS1	174.00	
2/3/2026	76053	THE CHAMBER	GENERAL FUND	CITY COUNCIL	The Chamber dues	1,650.00	
2/3/2026	76054	TML INTERGOVERNMENTAL RISKPOO	GENERAL FUND	NON-DEPARTMENTAL	Worker's Comp Audit / Auto Liability	304.78	
2/3/2026	76054	TML INTERGOVERNMENTAL RISKPOO	GENERAL FUND	NO DEPARTMENT	Worker's Comp Audit / Auto Liability	25,038.00	
2/3/2026	76055	TRAVIS CASWELL	GENERAL FUND	PARKS	CPSI Training	200.00	
2/3/2026	76056	UC TROPHIES	GENERAL FUND	CITY COUNCIL	Plates, Name Badges - UC Trophies	108.00	
2/3/2026	76057	WAUKESHA PEARCE INDUSTRIES	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Heater Block	286.86	
2/3/2026	76058	WILSON COMPANY	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Hose	138.82	
2/3/2026	76059	YMCA OF GREATER SAN ANTONIO	GENERAL FUND	NO DEPARTMENT	December Coverage	1,319.00	
2/9/2026	76064	4IMPRINT, INC.	GENERAL FUND	ECONOMIC DEVELOPMENT	vacuum tumblers	1,027.17	
2/9/2026	76065	84 LUMBER	GENERAL FUND	PUBLIC WORKS STREETS	lumber	163.62	
2/9/2026	76066	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, concrete	37.00	
2/9/2026	76066	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, concrete	6.00	
2/9/2026	76066	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	37.00	
2/9/2026	76066	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	205.00	
2/9/2026	76066	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	37.00	
2/9/2026	76066	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	187.00	
2/9/2026	76066	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, concrete	187.00	
2/9/2026	76066	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	6.00	
2/9/2026	76066	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	6.00	
2/9/2026	76067	AINO SA LLC	WATER & SEWER FUND	NO DEPARTMENT	011_0001237_015 UB Refund	35.70	
2/9/2026	76068	AJ'S TIRE SHOP, INC	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Loader 250 repairs	63.38	
2/9/2026	76068	AJ'S TIRE SHOP, INC	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Loader 250 repairs	63.36	
2/9/2026	76068	AJ'S TIRE SHOP, INC	GENERAL FUND	PUBLIC WORKS STREETS	Loader 250 repairs	63.38	
2/9/2026	76068	AJ'S TIRE SHOP, INC	GENERAL FUND	PARKS	Loader 250 repairs	63.38	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	POLICE DEPARTMENT	Alkaline batteries	25.17	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	POLICE DEPARTMENT	flash drives	101.68	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	FIRE DEPARTMENT	coffee, binder rings	4.99	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	FIRE DEPARTMENT	coffee, binder rings	107.82	

Check Date	Check Number	Vendor Name	Detail Fund Description	Detail Department Description	Special Information	Amount	Void?
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	PARKS	carbonless forms	83.10	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	PARKS	Easter Inflatables	169.92	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	INFORMATION SERVICES	printer cable	9.99	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	PARKS	garage door openers	19.99	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Phone Equipment	56.80	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	FIRE DEPARTMENT	garage door openers	19.99	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	POLICE DEPARTMENT	Ink Cartridge	105.78	
2/9/2026	76069	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	binders, envelopes	77.75	
2/9/2026	76070	ANGEL ARMOR, LLC	GRANT FUND	POLICE DEPARTMENT	RISE Flex Carrier	4,028.05	
2/9/2026	76071	AUTOZONE STORES, INC.	GENERAL FUND	FIRE DEPARTMENT	motor oil, air filter	110.56	
2/9/2026	76071	AUTOZONE STORES, INC.	GENERAL FUND	FIRE DEPARTMENT	BlueDef	55.26	
2/9/2026	76071	AUTOZONE STORES, INC.	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Drill - Utilities	10.66	
2/9/2026	76071	AUTOZONE STORES, INC.	GENERAL FUND	FIRE DEPARTMENT	BlueDef	73.68	
2/9/2026	76071	AUTOZONE STORES, INC.	GENERAL FUND	POLICE DEPARTMENT	capless fuel funnel	7.06	
2/9/2026	76072	BAERMAN, DEBORAH	WATER & SEWER FUND	NO DEPARTMENT	009_0005281_005 UB Refund	110.65	
2/9/2026	76073	BD HOLT CO	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Oil & Fuel Filters	112.17	
2/9/2026	76074	BRAUNTEX MATERIALS, INC.	STREET/DRAIN MAINT TAX	NO DEPARTMENT	Type D Hotmix PG 64-22	892.08	
2/9/2026	76074	BRAUNTEX MATERIALS, INC.	STREET/DRAIN MAINT TAX	NO DEPARTMENT	Type D Hotmix PG 64-22	418.31	
2/9/2026	76074	BRAUNTEX MATERIALS, INC.	STREET/DRAIN MAINT TAX	NO DEPARTMENT	Type D Hotmix PG 64-22	191.16	
2/9/2026	76075	BRYMER COMMUNICATION SERVICES	GENERAL FUND	INFORMATION SERVICES	Centralink Monitoring Svcs	420.00	
2/9/2026	76076	BUCHANAN, TYLER	WATER & SEWER FUND	NO DEPARTMENT	015_0004909_002 UB Refund	83.61	
2/9/2026	76077	CCMA	WATER & SEWER FUND	WASTEWATER OPERATIONS	Revenue Bonds Series 2014	56,312.50	
2/9/2026	76078	CENTERLINE SUPPLY, LTD	GENERAL FUND	PUBLIC WORKS STREETS	wheel stop-concrete	101.82	
2/9/2026	76078	CENTERLINE SUPPLY, LTD	GENERAL FUND	PUBLIC WORKS STREETS	Wheel Stop-Concrete Return	(33.94)	
2/9/2026	76079	CESAR AMAYA	GENERAL FUND	POLICE DEPARTMENT	flat repair unit 24-06	20.00	
2/9/2026	76080	CHARTER COMMUN. HOLDINGS, LLC	GENERAL FUND	INFORMATION SERVICES	Spectrum Acct#156657001 - City Hall	647.40	
2/9/2026	76081	CIBOLO CREEK MUN.AUTHORITY	WATER & SEWER FUND	WASTEWATER OPERATIONS	Sewer Svcs for January	351,102.55	
2/9/2026	76081	CIBOLO CREEK MUN.AUTHORITY	WATER & SEWER FUND	WASTEWATER OPERATIONS	Sewer SVCS for December	349,706.43	
2/9/2026	76082	COBB, VICTORIA	WATER & SEWER FUND	NO DEPARTMENT	009_0009509_005 UB Refund	79.45	
2/9/2026	76083	COLLIERS ENGINEERING & DESIGN	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	FY25 CIP Project Management	-	
2/9/2026	76083	COLLIERS ENGINEERING & DESIGN	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	FY25 CIP Project Management	-	
2/9/2026	76083	COLLIERS ENGINEERING & DESIGN	2013 GO BONDS - TOWN CREEK DE	NO DEPARTMENT	Town Creek LOMR in Cibolo	8,092.50	
2/9/2026	76083	COLLIERS ENGINEERING & DESIGN	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	FY25 CIP Project Management	1,840.00	
2/9/2026	76083	COLLIERS ENGINEERING & DESIGN	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	FY25 CIP Project Management	2,842.50	
2/9/2026	76084	CROKER, MARIAH	WATER & SEWER FUND	NO DEPARTMENT	031_0001332_001 UB Refund	109.53	
2/9/2026	76085	DASHINSKY, JASON	WATER & SEWER FUND	NO DEPARTMENT	009_0004070_016 UB Refund	95.36	
2/9/2026	76086	DAVIDSON TROILO REAM & GARZA	ECONOMIC DEVELOPMENT FUND	ECONOMIC DEVELOPMENT	Legal Svcs for EDC	188.00	
2/9/2026	76087	DEASON, ANTHONY	WATER & SEWER FUND	NO DEPARTMENT	021_0029322_001 UB Refund	42.68	
2/9/2026	76088	DEWINNE EQUIPMENT CO. INC.	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Filter and parts	296.89	
2/9/2026	76089	DIGICERT, INC	GENERAL FUND	INFORMATION SERVICES	DNSR-Queries	42.27	
2/9/2026	76089	DIGICERT, INC	GENERAL FUND	INFORMATION SERVICES	DNSR-Queries	77.50	
2/9/2026	76089	DIGICERT, INC	GENERAL FUND	INFORMATION SERVICES	DNSR-Queries	88.12	
2/9/2026	76090	DR HORTON	WATER & SEWER FUND	NO DEPARTMENT	021_0029310_000 UB Refund	75.91	
2/9/2026	76091	E. PHILLIPS LEGAL, P.C.	GENERAL FUND	MUNICIPAL COURT	Muicipal Court Judge Svcs	2,300.00	
2/9/2026	76092	EFAW, NATHAN R	WATER & SEWER FUND	NO DEPARTMENT	009_0002208_003 UB Refund	82.57	
2/9/2026	76093	ESTES AND SINACORI BUILDERS	WATER & SEWER FUND	NO DEPARTMENT	009_1447017_000 UB Refund	600.70	
2/9/2026	76094	FLEETPRIDE	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Cabin Air Filter	119.99	
2/9/2026	76095	FOX, MEGAN	WATER & SEWER FUND	NO DEPARTMENT	009_0008140_004 UB Refund	82.57	
2/9/2026	76096	FREESE AND NICHOLS	WATER & SEWER FUND	WASTEWATER OPERATIONS	Cibolo CCN Application Assistance	582.93	
2/9/2026	76096	FREESE AND NICHOLS	WATER & SEWER FUND	WASTEWATER OPERATIONS	Cibolo South WWMP	41,511.22	
2/9/2026	76096	FREESE AND NICHOLS	WATER & SEWER FUND	WASTEWATER OPERATIONS	Cibolo South WWMP	8,622.03	
2/9/2026	76097	GRAINGER	GENERAL FUND	PARKS	pet waste bags	161.75	
2/9/2026	76097	GRAINGER	GENERAL FUND	ANIMAL SERVICES	pleated air filters for animal control	20.28	
2/9/2026	76097	GRAINGER	GENERAL FUND	PARKS	pink antifreeze - Winterization	147.96	
2/9/2026	76098	GT DISTRIBUTORS	GENERAL FUND	POLICE DEPARTMENT	Uniform/Clothing - L. Hinze	328.64	
2/9/2026	76098	GT DISTRIBUTORS	GENERAL FUND	POLICE DEPARTMENT	Cargo pants - M. Ortiz	164.36	
2/9/2026	76098	GT DISTRIBUTORS	GENERAL FUND	POLICE DEPARTMENT	Uniform/Clothing - S. Hoover	117.60	
2/9/2026	76098	GT DISTRIBUTORS	GENERAL FUND	POLICE DEPARTMENT	Uniform/Clothing - M. Aamold	1,102.28	
2/9/2026	76099	GUADALUPE GAS COMPANY	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	11 Gal. Propane - Drainage	36.30	
2/9/2026	76099	GUADALUPE GAS COMPANY	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	10 Gal Propane - Drainage	33.00	
2/9/2026	76099	GUADALUPE GAS COMPANY	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	6.4 propane gallons	21.12	

Check Date	Check Number	Vendor Name	Detail Fund Description	Detail Department Description	Special Information	Amount	Void?
2/9/2026	76100	GUARDIAN ALLIANCE TECHNOLOGIES	GENERAL FUND	POLICE DEPARTMENT	Guardian Software License	50.00	
2/9/2026	76101	GVEC HOME SERVICES, INC.	GENERAL FUND	FIRE DEPARTMENT	Pull & Clean Blower Assembly - FS2	1,272.00	
2/9/2026	76101	GVEC HOME SERVICES, INC.	GENERAL FUND	FIRE DEPARTMENT	HVAC repair at FS2	180.00	
2/9/2026	76102	HACKETT, ALEXA RAE/KOREY	WATER & SEWER FUND	NO DEPARTMENT	009_0004331_001 UB Refund	83.61	
2/9/2026	76103	HARVEY, WM & JILL	WATER & SEWER FUND	NO DEPARTMENT	010_0007233_006 UB Refund	33.50	
2/9/2026	76104	HELPING HAND HARDWARE	GENERAL FUND	FIRE DEPARTMENT	freeze miser	117.98	
2/9/2026	76104	HELPING HAND HARDWARE	GENERAL FUND	FIRE DEPARTMENT	filter cartridge	24.49	
2/9/2026	76104	HELPING HAND HARDWARE	GENERAL FUND	PARKS	parts	69.00	
2/9/2026	76104	HELPING HAND HARDWARE	GENERAL FUND	PARKS	Duplicated Pmt Credit Inv#A2479706	(19.14)	
2/9/2026	76104	HELPING HAND HARDWARE	GENERAL FUND	PARKS	chain saw	839.97	
2/9/2026	76105	HERNANDEZ-NAVARRO, AARON	WATER & SEWER FUND	NO DEPARTMENT	031_0000236_001 UB Refund	109.53	
2/9/2026	76106	HESSELBEIN TIRE SOUTHWEST, INC	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Credit Inv#90.1597796	(17.02)	
2/9/2026	76106	HESSELBEIN TIRE SOUTHWEST, INC	GENERAL FUND	PUBLIC WORKS STREETS	Credit Inv#90.1594617	(23.67)	
2/9/2026	76106	HESSELBEIN TIRE SOUTHWEST, INC	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Credit Inv#90.1594976	(0.19)	
2/9/2026	76106	HESSELBEIN TIRE SOUTHWEST, INC	GENERAL FUND	PUBLIC WORKS STREETS	Firestone Transforce tire	128.52	
2/9/2026	76106	HESSELBEIN TIRE SOUTHWEST, INC	GENERAL FUND	FIRE DEPARTMENT	4x Synergy Radial Tires	216.00	
2/9/2026	76107	IWS GAS & SUPPLY OF TEXAS, LTD	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Acetylene and Oxygen	46.70	
2/9/2026	76108	JOHNS, LORRAINE	WATER & SEWER FUND	NO DEPARTMENT	010_0000196_008 UB Refund	39.07	
2/9/2026	76109	JORDAN FORD LTD	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	License Plate Bracket	39.08	
2/9/2026	76110	K-W CONSTRUCTION, INC	CIBOLO PUBLIC FACILITY CORP	NO DEPARTMENT	Event Center Mayors Office	1,320.00	
2/9/2026	76111	LOCKWOOD ANDREWS & NEWNAM	GENERAL FUND	NON-DEPARTMENTAL	Design & Construction Manual '24	21,833.69	
2/9/2026	76112	MONTGOMERY, MARY GRACE	WATER & SEWER FUND	NO DEPARTMENT	009_0007774_002 UB Refund	111.33	
2/9/2026	76113	MUNICIPAL EMERGENCY SERVICES	GENERAL FUND	FIRE DEPARTMENT	AttackPRO & AttackPro Plus	2,000.00	
2/9/2026	76114	ODP BUSINESS SOLUTIONS, LLC	DEVELOPMENT SERVICES FUND	NON-DEPARTMENTAL	janitorial supplies	117.50	
2/9/2026	76114	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	ECONOMIC DEVELOPMENT	office supplies	57.87	
2/9/2026	76114	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	MUNICIPAL COURT	folders	19.87	
2/9/2026	76114	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	POLICE DEPARTMENT	copy paper, folders	345.95	
2/9/2026	76114	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	MUNICIPAL COURT	labels	28.48	
2/9/2026	76115	OREILLY AUTO PARTS	GENERAL FUND	POLICE DEPARTMENT	motor oil	344.85	
2/9/2026	76115	OREILLY AUTO PARTS	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	batteries w/ core exchange	199.99	
2/9/2026	76115	OREILLY AUTO PARTS	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	battery w/ core exchange	199.99	
2/9/2026	76115	OREILLY AUTO PARTS	GENERAL FUND	PUBLIC WORKS STREETS	batteries w/ core exchange	55.08	
2/9/2026	76116	PATHMARK TRAFFIC PRODUCTS OF T	GENERAL FUND	PUBLIC WORKS STREETS	Signs	1,224.35	
2/9/2026	76117	PAUL, LEANNA	WATER & SEWER FUND	NO DEPARTMENT	015_0005512_002 UB Refund	18.07	
2/9/2026	76118	SKELTON ENTERPRISES, INC.	GENERAL FUND	POLICE DEPARTMENT	trouble phone line 2	244.80	
2/9/2026	76119	SOUTHERN NEWSPAPERS, INC	GENERAL FUND	CITY SECRETARY	FLUM	119.66	
2/9/2026	76119	SOUTHERN NEWSPAPERS, INC	GENERAL FUND	CITY SECRETARY	RFP Wayfinding Sign Svc	303.32	
2/9/2026	76120	THE CHAMBER	GENERAL FUND	ECONOMIC DEVELOPMENT	luncheon seats prepaid	90.00	
2/9/2026	76120	THE CHAMBER	ECONOMIC DEVELOPMENT FUND	ECONOMIC DEVELOPMENT	luncheon seats prepaid	30.00	
2/9/2026	76121	THOMSON REUTERS - WEST	GENERAL FUND	FINANCE DEPARTMENT	Subscriptions Acct 1000822180	117.00	
2/9/2026	76121	THOMSON REUTERS - WEST	GENERAL FUND	INFORMATION SERVICES	Subscriptions Acct 1000822180	117.00	
2/9/2026	76121	THOMSON REUTERS - WEST	GENERAL FUND	ECONOMIC DEVELOPMENT	Subscriptions Acct 1000822180	117.00	
2/9/2026	76121	THOMSON REUTERS - WEST	GENERAL FUND	CITY SECRETARY	Subscriptions Acct 1000822180	234.00	
2/9/2026	76121	THOMSON REUTERS - WEST	DEVELOPMENT SERVICES FUND	PLANNING	Subscriptions Acct 1000822180	351.00	
2/9/2026	76121	THOMSON REUTERS - WEST	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	Subscriptions Acct 1000822180	351.00	
2/9/2026	76121	THOMSON REUTERS - WEST	GENERAL FUND	CITY MANAGER	Subscriptions Acct 1000822180	117.00	
2/9/2026	76121	THOMSON REUTERS - WEST	GENERAL FUND	CITY COUNCIL	Subscription	117.00	
2/9/2026	76122	WALMART STORES, INC.	GENERAL FUND	NO DEPARTMENT	RE: Chapter 380 ED Agreement	218,218.44	
2/9/2026	76123	WASTE CONNECTIONS LONE STAR	WATER & SEWER FUND	UTILITIES ADMINISTRATION	Jan. Garbage and Recycle Svcs	243,937.80	
2/9/2026	76124	WILSON COMPANY	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	471 Hose - Drainage	116.80	
2/9/2026	76125	WOOD CLIMB LLC/KAROL DIEPENHOF	WATER & SEWER FUND	NO DEPARTMENT	009_0000433_002 UB Refund	34.81	
2/9/2026	76126	YOLANDA AVILA	GENERAL FUND	MUNICIPAL COURT	TMCEC Conference	397.55	
2/9/2026	76127	GREEN VALLEY SPECIAL UTILITY	GENERAL FUND	PARKS	December Water Consumption	106.52	
2/9/2026	76127	GREEN VALLEY SPECIAL UTILITY	GENERAL FUND	FIRE DEPARTMENT	December Water Consumption	197.15	
2/9/2026	76127	GREEN VALLEY SPECIAL UTILITY	GENERAL FUND	FIRE DEPARTMENT	December Water Consumption	458.39	
2/9/2026	76127	GREEN VALLEY SPECIAL UTILITY	GENERAL FUND	PARKS	December Water Consumption	36.51	
2/17/2026	76128	AJ'S TIRE SHOP, INC	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Waste Disposal FEE - Comm. P/LT	102.50	
2/17/2026	76129	ALERE ESCREEN	GENERAL FUND	PEOPLE AND PERFORMANCE	DOT FMCSA Standalone Pool	300.00	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	ECONOMIC DEVELOPMENT	AT&T wireless services	41.89	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	CITY MANAGER	AT&T wireless services	138.14	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	CITY COUNCIL	AT&T wireless services	44.36	

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2/17/2026	76130	AT&T MOBILITY,LLC	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	AT&T wireless services	499.94	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	COMMUNICATIONS	AT&T wireless services	30.00	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	CITY SECRETARY	AT&T wireless services	116.25	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	PEOPLE AND PERFORMANCE	AT&T wireless services	39.36	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	PUBLIC WORKS STREETS	AT&T wireless services	232.44	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	AT&T wireless services	397.53	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	POLICE DEPARTMENT	AT&T wireless services	2,192.90	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	POLICE DEPARTMENT	AT&T wireless services	182.56	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	PARKS	AT&T wireless services	71.89	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	PARKS	AT&T wireless services	220.61	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	FIRE DEPARTMENT	AT&T wireless services	649.97	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	ANIMAL SERVICES	AT&T wireless services	356.47	
2/17/2026	76130	AT&T MOBILITY,LLC	GENERAL FUND	INFORMATION SERVICES	AT&T wireless services	160.67	
2/17/2026	76130	AT&T MOBILITY,LLC	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	AT&T wireless services	257.44	
2/17/2026	76130	AT&T MOBILITY,LLC	WATER & SEWER FUND	UTILITIES ADMINISTRATION	AT&T wireless services	30.00	
2/17/2026	76131	AUTOMOTIVE BUSINESS CONCEPTS	GENERAL FUND	PUBLIC WORKS STREETS	ABC replaced bad column	430.39	
2/17/2026	76131	AUTOMOTIVE BUSINESS CONCEPTS	GENERAL FUND	PARKS	ABC replaced bad column	430.37	
2/17/2026	76131	AUTOMOTIVE BUSINESS CONCEPTS	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	ABC replaced bad column	430.37	
2/17/2026	76131	AUTOMOTIVE BUSINESS CONCEPTS	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	ABC replaced bad column	430.37	
2/17/2026	76132	AUTOZONE STORES, INC.	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Ignition Coil	85.27	
2/17/2026	76132	AUTOZONE STORES, INC.	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	Auto Zone wipers	30.00	
2/17/2026	76132	AUTOZONE STORES, INC.	GENERAL FUND	POLICE DEPARTMENT	2 batteries for units 23-05 & 23-06	399.80	
2/17/2026	76132	AUTOZONE STORES, INC.	GENERAL FUND	POLICE DEPARTMENT	2 batteries - Admn/Support Svc	341.50	
2/17/2026	76132	AUTOZONE STORES, INC.	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	LED Lights	13.08	
2/17/2026	76133	BLUEBONNET PET CREMATORY LLC	GENERAL FUND	ANIMAL SERVICES	14 animal disposal by cremation	126.00	
2/17/2026	76134	BRAUNTEX MATERIALS, INC.	STREET/DRAIN MAINT TAX	NO DEPARTMENT	Type D Hotmix PG 64-22	300.31	
2/17/2026	76134	BRAUNTEX MATERIALS, INC.	STREET/DRAIN MAINT TAX	NO DEPARTMENT	Type D Hotmix PG 64-22	296.77	
2/17/2026	76135	BRYAN HUGGHINS	GENERAL FUND	CITY COUNCIL	Youth Council Summit Expense Refund	899.65	
2/17/2026	76135	BRYAN HUGGHINS	GENERAL FUND	CITY COUNCIL	Youth Council Summit Expense Refund	331.52	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Wells Ranch	41,493.55	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Wells Ranch	21,941.07	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Wells Ranch	17,023.59	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Mid Cities - SAWS/Cibolo	1,515.83	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Wells Ranch	48,464.96	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Mid Cities - SAWS/Cibolo	5,505.95	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Wells Ranch	30,437.50	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Wells Ranch	11,770.00	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Mid Cities - SAWS/Cibolo	10,313.93	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Mid Cities	2,652.71	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Wells Ranch	31,273.17	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Mid Cities - SAWS/Cibolo	686.95	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Mid Cities	9,635.41	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Mid Cities	18,049.37	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	Mid Cities	1,202.16	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	LD Exempt	52,850.42	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	LD Exempt	36,014.80	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	LD Exempt	14,354.18	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	LD Exempt	1,011.90	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	LD Exempt	21,711.63	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	LD Exempt	14,476.08	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	LD Exempt	2,497.36	
2/17/2026	76136	CANYON REGIONAL WATER AUTHOR	WATER & SEWER FUND	WATER OPERATIONS	LD Exempt	15,417.99	
2/17/2026	76137	CENTERLINE SUPPLY, LTD	GENERAL FUND	PUBLIC WORKS STREETS	galvanized tube post	640.00	
2/17/2026	76137	CENTERLINE SUPPLY, LTD	GENERAL FUND	PUBLIC WORKS STREETS	ubolt clamp	248.75	
2/17/2026	76138	CENTERPOINT ENERGY	GENERAL FUND	FIRE DEPARTMENT	gas service FS2	262.45	
2/17/2026	76138	CENTERPOINT ENERGY	GENERAL FUND	FIRE DEPARTMENT	gas service FS1	350.54	
2/17/2026	76138	CENTERPOINT ENERGY	GENERAL FUND	POLICE DEPARTMENT	gas service CPD	148.58	
2/17/2026	76138	CENTERPOINT ENERGY	GENERAL FUND	FIRE DEPARTMENT	gas services FS3	748.05	
2/17/2026	76139	CESAR AMAYA	GENERAL FUND	POLICE DEPARTMENT	flat repair on unit 25-06	20.00	
2/17/2026	76139	CESAR AMAYA	GENERAL FUND	POLICE DEPARTMENT	flat repair on unit 24-04	20.00	
2/17/2026	76140	CHAPMAN REFRIGERATION, INC	GENERAL FUND	FIRE DEPARTMENT	Ice Maker repairs - FS3	532.75	

Check Date	Check Number	Vendor Name	Detail Fund Description	Detail Department Description	Special Information	Amount	Void?
2/17/2026	76141	CITY OF SCHERTZ	WATER & SEWER FUND	WATER OPERATIONS	Cibolo Crossing - Water SVCS	2,703.97	
2/17/2026	76142	CPS ENERGY	GENERAL FUND	PUBLIC WORKS STREETS	CPS PVT Street LTS/CIBOLO	1,085.04	
2/17/2026	76143	DIGITAL RESOURCES, INC	PEG FUNDS	NO DEPARTMENT	UPS Standalone Battery Backup	50.00	
2/17/2026	76143	DIGITAL RESOURCES, INC	PEG FUNDS	NO DEPARTMENT	UPS Standalone Battery Backup	3,622.00	
2/17/2026	76144	DISA GLOBAL SOLUTIONS INC	GENERAL FUND	PEOPLE AND PERFORMANCE	New Hire Screenings	48.18	
2/17/2026	76145	DIXIE FLAG MANUFACTURING CO.	GENERAL FUND	PARKS	City of Cibolo Flags	1,648.00	
2/17/2026	76145	DIXIE FLAG MANUFACTURING CO.	GENERAL FUND	PARKS	Nyl-Glo flags	954.70	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	POLICE DEPARTMENT	February Lease	55,562.16	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	NO DEPARTMENT	February Lease	(16,049.30)	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	February Lease	4,418.77	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	CODE ENFORCEMENT	February Lease	886.66	
2/17/2026	76146	ENTERPRISE FM TRUST	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	February Lease	4,781.79	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	ANIMAL SERVICES	February Lease	3,185.32	
2/17/2026	76146	ENTERPRISE FM TRUST	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	February Lease	3,227.77	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	ECONOMIC DEVELOPMENT	February Lease	518.01	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	FIRE DEPARTMENT	February Lease	4,099.03	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	PUBLIC WORKS STREETS	February Lease	3,297.26	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	POLICE DEPARTMENT	February Lease	3,887.17	
2/17/2026	76146	ENTERPRISE FM TRUST	WATER & SEWER FUND	UTILITIES ADMINISTRATION	February Lease	380.10	
2/17/2026	76146	ENTERPRISE FM TRUST	GENERAL FUND	PARKS	February Lease	3,185.96	
2/17/2026	76147	EQUIPMENTSHARE.COM, INC.	GENERAL FUND	PARKS	stump grinder walk-behind	291.08	
2/17/2026	76147	EQUIPMENTSHARE.COM, INC.	GENERAL FUND	PARKS	50' towable boom lift	2,377.75	
2/17/2026	76148	FERGUSON WATERWORKS #1106	WATER & SEWER FUND	WATER OPERATIONS	Flags Blue- Utilities	45.12	
2/17/2026	76148	FERGUSON WATERWORKS #1106	WATER & SEWER FUND	WATER OPERATIONS	MTR COUP GSKT	80.00	
2/17/2026	76149	GHA TECHNOLOGIES INC	GENERAL FUND	POLICE DEPARTMENT	Lenovo ThinkStation P3	2,666.59	
2/17/2026	76149	GHA TECHNOLOGIES INC	GENERAL FUND	POLICE DEPARTMENT	Lenovo ThinkStation P3	5,936.26	
2/17/2026	76149	GHA TECHNOLOGIES INC	GENERAL FUND	INFORMATION SERVICES	Lenovo ThinkVision P24q	500.41	
2/17/2026	76149	GHA TECHNOLOGIES INC	GENERAL FUND	POLICE DEPARTMENT	Lenovo ThinkStation P3 - Credit	(5,936.26)	
2/17/2026	76149	GHA TECHNOLOGIES INC	GRANT FUND	INFORMATION SERVICES	Lenovo ThinkPad P14s Gen 6	2,421.77	
2/17/2026	76149	GHA TECHNOLOGIES INC	GENERAL FUND	POLICE DEPARTMENT	Lenovo ThinkStation P3	2,666.59	
2/17/2026	76150	GRAINGER	DEVELOPMENT SERVICES FUND	NON-DEPARTMENTAL	Pleated filters - Annex	151.02	
2/17/2026	76150	GRAINGER	GENERAL FUND	PARKS	pleated filters - PW	40.56	
2/17/2026	76150	GRAINGER	GENERAL FUND	POLICE DEPARTMENT	nonspike flares	3,079.52	
2/17/2026	76150	GRAINGER	DEVELOPMENT SERVICES FUND	NON-DEPARTMENTAL	pleated filters - Annex	266.98	
2/17/2026	76150	GRAINGER	GENERAL FUND	POLICE DEPARTMENT	nonspike flares	769.88	
2/17/2026	76151	GULF COAST PAPER CO, INC	GENERAL FUND	PARKS	foam soap, multifold towels	599.56	
2/17/2026	76152	GVEC HOME SERVICES, INC.	GENERAL FUND	POLICE DEPARTMENT	HVAC repairs at Police Dept.	180.00	
2/17/2026	76152	GVEC HOME SERVICES, INC.	GENERAL FUND	FIRE DEPARTMENT	installed 5 ballast at FS2	1,749.12	
2/17/2026	76153	HD SUPPLY, INC	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Fleece Jacket	117.35	
2/17/2026	76154	HESSELBEIN TIRE SOUTHWEST, INC	GENERAL FUND	PUBLIC WORKS STREETS	Firestone Transforce Tire - Streets	167.27	
2/17/2026	76155	HIERHOLZER ENGINEERING, INC	WATER & SEWER FUND	WASTEWATER OPERATIONS	G&M Electric	1,170.75	
2/17/2026	76155	HIERHOLZER ENGINEERING, INC	WATER & SEWER FUND	WASTEWATER OPERATIONS	SCADA Work	2,396.50	
2/17/2026	76155	HIERHOLZER ENGINEERING, INC	WATER & SEWER FUND	WASTEWATER OPERATIONS	Weil Road Lift Station SCADA Work	363.75	
2/17/2026	76156	INFOSEND, INC.	WATER & SEWER FUND	UTILITIES ADMINISTRATION	Disconnects and Postage - UB	1,836.48	
2/17/2026	76156	INFOSEND, INC.	WATER & SEWER FUND	UTILITIES ADMINISTRATION	Disconnects and Postage - UB	7,174.35	
2/17/2026	76157	IWS GAS & SUPPLY OF TEXAS, LTD	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	compressed gas	21.62	
2/17/2026	76158	JORDAN FORD LTD	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Spark Plugs and Gasket Parts	152.95	
2/17/2026	76159	KATIE CUNNINGHAM	GENERAL FUND	CITY COUNCIL	Youth Council Summit Lodging	279.58	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Veterans Park	-	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	24 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Veterans Park	10,275.00	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Niemietz Park	3,000.03	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	24 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Niemietz Park	7,274.97	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Niemietz	2,125.00	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	24 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Niemietz	-	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Niemietz	2,125.00	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Veterans Park	-	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	24 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Niemietz	-	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	24 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Veterans Park	4,212.50	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	25 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Niemietz Park	4,212.50	
2/17/2026	76160	KIMLEY-HORN AND ASSOCIATES,INC	24 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Professional Svcs for Niemietz Park	-	
2/17/2026	76161	LEAH GODFREDSON	GENERAL FUND	CITY COUNCIL	Council headshots	360.00	

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2/17/2026	76162	LEXISNEXIS RISK DATA MGMT, INC	GENERAL FUND	POLICE DEPARTMENT	January 2026 Contract Fee	228.40	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	DRAINAGE IMPACT FEES	NO DEPARTMENT	ROW Land - Potter Property	1,750.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	TRAFFIC IMPACT FEES	NO DEPARTMENT	ROW Land - Potter Property	750.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	DRAINAGE IMPACT FEES	NO DEPARTMENT	ROW Land - Smith Property	1,750.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	TRAFFIC IMPACT FEES	NO DEPARTMENT	ROW Land - Smith Property	750.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	DRAINAGE IMPACT FEES	NO DEPARTMENT	ROW Land - Lehman Property	2,500.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	TRAFFIC IMPACT FEES	NO DEPARTMENT	ROW Land - Pinson Property	750.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	DRAINAGE IMPACT FEES	NO DEPARTMENT	ROW Land - Pinson Property	1,750.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	DRAINAGE IMPACT FEES	NO DEPARTMENT	ROW Land - Noble Property	2,500.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	TRAFFIC IMPACT FEES	NO DEPARTMENT	ROW Land - Milligan Property	250.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	DRAINAGE IMPACT FEES	NO DEPARTMENT	ROW Land - Lewis Property	2,500.00	
2/17/2026	76163	LOWERY PROPERTY ADVISORS LLC	DRAINAGE IMPACT FEES	NO DEPARTMENT	ROW Land - Milligan Property	2,250.00	
2/17/2026	76164	MAYRA MAGANA	GENERAL FUND	POLICE DEPARTMENT	oil change Patrol 24-05	115.20	
2/17/2026	76164	MAYRA MAGANA	GENERAL FUND	POLICE DEPARTMENT	oil change Patrol 25-04	131.58	
2/17/2026	76164	MAYRA MAGANA	GENERAL FUND	POLICE DEPARTMENT	oil change Patrol 24-02	99.67	
2/17/2026	76165	MCCOY'S BUILDING SUPPLY	GENERAL FUND	PUBLIC WORKS STREETS	8'x20' remesh mats	486.49	
2/17/2026	76166	MISSION PLUMBING, HEATING, A/C	GENERAL FUND	POLICE DEPARTMENT	Police Locker Rm repairs	1,590.00	
2/17/2026	76167	MUNICIPAL EMERGENCY SERVICES	GENERAL FUND	FIRE DEPARTMENT	SCBA svcs/repairs	2,238.65	
2/17/2026	76168	NARDIS PUBLIC SAFETY	GRANT FUND	POLICE DEPARTMENT	uniform clothing	540.54	
2/17/2026	76169	NEW BRAUNFELS WELDERS SUPPLY	GENERAL FUND	FIRE DEPARTMENT	med oxy	117.00	
2/17/2026	76170	NLUC, PLLC	GENERAL FUND	PEOPLE AND PERFORMANCE	January Occ Med Visits	185.00	
2/17/2026	76171	NORMA SANCHEZ-STEPHENS	GENERAL FUND	CITY COUNCIL	Youth Council Summit Lodging	250.34	
2/17/2026	76171	NORMA SANCHEZ-STEPHENS	GENERAL FUND	CITY COUNCIL	Youth Council Summit Lodging	250.34	
2/17/2026	76172	NTX - CITYVET GROUP, PLLC	GENERAL FUND	ANIMAL SERVICES	Animal Svcs for Nash	65.00	
2/17/2026	76172	NTX - CITYVET GROUP, PLLC	GENERAL FUND	ANIMAL SERVICES	Gunner	50.00	
2/17/2026	76172	NTX - CITYVET GROUP, PLLC	GENERAL FUND	ANIMAL SERVICES	Animal Svcs for Trick	50.00	
2/17/2026	76172	NTX - CITYVET GROUP, PLLC	GENERAL FUND	ANIMAL SERVICES	Animal Svcs for HEB	73.65	
2/17/2026	76172	NTX - CITYVET GROUP, PLLC	GENERAL FUND	ANIMAL SERVICES	Animal Svcs for Nitro	65.00	
2/17/2026	76172	NTX - CITYVET GROUP, PLLC	GENERAL FUND	ANIMAL SERVICES	Animal Svcs for Nox	65.00	
2/17/2026	76172	NTX - CITYVET GROUP, PLLC	GENERAL FUND	ANIMAL SERVICES	Animal Svcs for Nugget	65.00	
2/17/2026	76172	NTX - CITYVET GROUP, PLLC	GENERAL FUND	ANIMAL SERVICES	Animal Svcs for Manny	80.00	
2/17/2026	76172	NTX - CITYVET GROUP, PLLC	GENERAL FUND	ANIMAL SERVICES	Animal Svcs for Nora	75.00	
2/17/2026	76173	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	NON-DEPARTMENTAL	sugar - City Hall Breakroom	9.50	YES
2/17/2026	76173	ODP BUSINESS SOLUTIONS, LLC	DEVELOPMENT SERVICES FUND	NON-DEPARTMENTAL	plastic forks - Annex	47.16	YES
2/17/2026	76173	ODP BUSINESS SOLUTIONS, LLC	CIBOLO PUBLIC FACILITY CORP	NO DEPARTMENT	Furniture for Mayor's office	8,608.71	YES
2/17/2026	76174	OREILLY AUTO PARTS	GENERAL FUND	PUBLIC WORKS STREETS	pwr inverter - Streets	41.99	
2/17/2026	76174	OREILLY AUTO PARTS	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	5PC Bolt Ext	33.99	
2/17/2026	76174	OREILLY AUTO PARTS	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Hand Cleaner	13.98	
2/17/2026	76175	PMAM CORPORATION	GENERAL FUND	POLICE DEPARTMENT	yearly subsciption - 51 user licenses	516.19	
2/17/2026	76176	POLLUTION CONTROL SERVICES,INC	WATER & SEWER FUND	WATER OPERATIONS	Coliform, Total/E.coli	600.00	
2/17/2026	76177	RANCH AND HOME SUPPLY, LLC	GENERAL FUND	PUBLIC WORKS STREETS	antifreeze	20.94	
2/17/2026	76177	RANCH AND HOME SUPPLY, LLC	WATER & SEWER FUND	WATER OPERATIONS	5/8 ptl	31.98	
2/17/2026	76177	RANCH AND HOME SUPPLY, LLC	WATER & SEWER FUND	WASTEWATER OPERATIONS	indoor timer	6.99	
2/17/2026	76177	RANCH AND HOME SUPPLY, LLC	GENERAL FUND	PUBLIC WORKS STREETS	weather gloves	7.99	
2/17/2026	76178	SECURITY 101 HOLDINGS LLC	2019 GENERAL OBLIGATION BONDS	NO DEPARTMENT	Annual Subscription	16,185.00	
2/17/2026	76178	SECURITY 101 HOLDINGS LLC	23 CERTIFICATES OF OBLIGATION	NO DEPARTMENT	Annual Subscription	-	
2/17/2026	76178	SECURITY 101 HOLDINGS LLC	GENERAL FUND	INFORMATION SERVICES	2 animal control cameras	2,490.90	
2/17/2026	76179	SIDDONS MARTIN EMERGENCY GRO	GENERAL FUND	FIRE DEPARTMENT	Emergency Repair VIN0567	8,601.86	
2/17/2026	76180	SOUTH CENTRAL PLANNING	GENERAL FUND	INFORMATION SERVICES	Software License Fees for January	515.67	
2/17/2026	76181	SOUTH TEXAS AUTO PARTS COMPAN	GENERAL FUND	PUBLIC WORKS STREETS	remesh mats	486.49	YES
2/17/2026	76181	SOUTH TEXAS AUTO PARTS COMPAN	GENERAL FUND	POLICE DEPARTMENT	Carlyle 12/24 Volt Battery	160.00	YES
2/17/2026	76182	SUNBELT RENTALS, INC.	GENERAL FUND	PARKS	Heater - PW	111.38	
2/17/2026	76182	SUNBELT RENTALS, INC.	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Heater - PW	111.38	
2/17/2026	76182	SUNBELT RENTALS, INC.	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Heater - PW	111.36	
2/17/2026	76182	SUNBELT RENTALS, INC.	GENERAL FUND	PUBLIC WORKS STREETS	Heater - PW	111.38	
2/17/2026	76183	THE CHAMBER	ECONOMIC DEVELOPMENT FUND	ECONOMIC DEVELOPMENT	luncheon seats	30.00	
2/17/2026	76184	TREVIPAY	GENERAL FUND	PUBLIC WORKS STREETS	Electric Air Compressor	721.42	
2/17/2026	76185	VALERIE A CHAPMAN	GENERAL FUND	CITY SECRETARY	Election Law Seminar	255.93	
2/17/2026	76186	WILLIAMS SUPPLY COMPANY, LTD	WATER & SEWER FUND	WATER OPERATIONS	PVC Pipes and Parts	584.22	
2/17/2026	76186	WILLIAMS SUPPLY COMPANY, LTD	WATER & SEWER FUND	WATER OPERATIONS	PVC Pipe	24.00	
2/17/2026	76187	WILSON COMPANY	GENERAL FUND	FIRE DEPARTMENT	pushlock, nuts	22.21	

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2/17/2026	76188	WORKERS ASSISTANCE PROGRAM I	GENERAL FUND	PEOPLE AND PERFORMANCE	Grief Group 12/16/25	800.00	YES
2/17/2026	76189	XEROX FINANCIAL SERVICES	GENERAL FUND	INFORMATION SERVICES	Billing Period 01/20 - 02/19	189.00	
2/17/2026	76190	XYLEM WATER SOLUTION USA, INC	WATER & SEWER FUND	WASTEWATER OPERATIONS	Labor SVC FLYGT	1,015.00	
2/17/2026	76190	XYLEM WATER SOLUTION USA, INC	WATER & SEWER FUND	WASTEWATER OPERATIONS	Venado Lift Station	9,276.00	
2/17/2026	76191	XYLEM WATER SOLUTION USA, INC	WATER & SEWER FUND	WASTEWATER OPERATIONS	Venado Lift Station	483.00	
2/17/2026	76192	XYLEM WATER SOLUTION USA, INC	WATER & SEWER FUND	WASTEWATER OPERATIONS	Venado Lift Station	1,448.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer Concrete	6.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	37.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	229.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PARKS	Schlather Park, Disc Golf	260.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	229.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	37.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	6.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer, Concrete	6.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer Concrete	205.00	
2/23/2026	76193	A TO Z RENTALS	GENERAL FUND	PUBLIC WORKS STREETS	Trailer Concrete	37.00	
2/23/2026	76194	ADP, INC	GENERAL FUND	INFORMATION SERVICES	ADP services	7,049.45	
2/23/2026	76195	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	INFORMATION SERVICES	tv wall mount	109.24	
2/23/2026	76195	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	NON-DEPARTMENTAL	coffee - city hall breakroom	33.23	
2/23/2026	76195	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	INFORMATION SERVICES	6ft extension cord	43.16	
2/23/2026	76195	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	NON-DEPARTMENTAL	creamer - City Hall breakroom	14.99	
2/23/2026	76195	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	FIRE DEPARTMENT	dry erase markers	38.03	
2/23/2026	76195	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	POLICE DEPARTMENT	2.0 flash drives	299.95	
2/23/2026	76195	AMAZON CAPITAL SERVICES, INC	GENERAL FUND	CITY MANAGER	pen refills	19.38	
2/23/2026	76196	BRAUNTEX MATERIALS, INC.	STREET/DRAIN MAINT TAX	NO DEPARTMENT	Type D Hotmix PG 64-22	305.03	
2/23/2026	76196	BRAUNTEX MATERIALS, INC.	STREET/DRAIN MAINT TAX	NO DEPARTMENT	Type A/B Black Base - HMCL	1,114.62	
2/23/2026	76196	BRAUNTEX MATERIALS, INC.	WATER & SEWER FUND	WATER OPERATIONS	Hot Mix	818.78	
2/23/2026	76196	BRAUNTEX MATERIALS, INC.	WATER & SEWER FUND	WATER OPERATIONS	Manufactured Sand	505.94	
2/23/2026	76196	BRAUNTEX MATERIALS, INC.	STREET/DRAIN MAINT TAX	NO DEPARTMENT	Type D Hotmix PG 64-22	474.95	
2/23/2026	76197	CHARTER COMMUN. HOLDINGS, LLC	GENERAL FUND	INFORMATION SERVICES	Spectrum acct#256667001 Cibolo Center	182.97	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	NON-DEPARTMENTAL	Petty Cash Reimbursement	9.68	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	PUBLIC WORKS STREETS	Petty Cash Reimbursement	22.00	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	PUBLIC WORKS STREETS	Petty Cash Reimbursement	33.17	
2/23/2026	76198	CITY OF CIBOLO	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Petty Cash Reimbursement	9.75	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	FIRE DEPARTMENT	Petty Cash Reimbursement	7.50	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	PUBLIC WORKS STREETS	Petty Cash Reimbursement	7.50	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	Petty Cash Reimbursement	5.45	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	POLICE DEPARTMENT	Petty Cash Reimbursement	7.50	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	ECONOMIC DEVELOPMENT	Petty Cash Reimbursement	3.00	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	PUBLIC WORKS STREETS	Petty Cash Reimbursement	22.00	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	CITY MANAGER	Petty Cash Reimbursement	17.17	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	POLICE DEPARTMENT	Petty Cash Reimbursement	7.50	
2/23/2026	76198	CITY OF CIBOLO	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Petty Cash Reimbursement	7.50	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	POLICE DEPARTMENT	Petty Cash Reimbursement	7.50	
2/23/2026	76198	CITY OF CIBOLO	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Petty Cash Reimbursement	22.00	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	FINANCE DEPARTMENT	Petty Cash Reimbursement	6.08	
2/23/2026	76198	CITY OF CIBOLO	GENERAL FUND	FIRE DEPARTMENT	Petty Cash Reimbursement	15.00	
2/23/2026	76199	DAHILL OFFICE TECHNOLOGY CORP	GENERAL FUND	INFORMATION SERVICES	overage period 9/20/25-12/19/25	118.83	
2/23/2026	76200	DOCUMATION, INC	GENERAL FUND	INFORMATION SERVICES	Coverage Period 02/05 - 03/04	7,334.96	
2/23/2026	76201	EQUIPMENTSHARE.COM, INC.	GENERAL FUND	PARKS	towable lift for ac filter cleaning	500.33	
2/23/2026	76202	FARRWEST SPECIALTY VEHICLES	GENERAL FUND	POLICE DEPARTMENT	Graphics 2025 Dodge Durango	1,450.00	
2/23/2026	76203	FERGUSON WATERWORKS #1106	WATER & SEWER FUND	WASTEWATER OPERATIONS	PVC Parts	253.90	
2/23/2026	76203	FERGUSON WATERWORKS #1106	WATER & SEWER FUND	WATER OPERATIONS	Comp Coup	452.70	
2/23/2026	76203	FERGUSON WATERWORKS #1106	WATER & SEWER FUND	WATER OPERATIONS	Couplings for emergency repair	3,481.88	
2/23/2026	76204	FISERV, INC.	WATER & SEWER FUND	UTILITIES ADMINISTRATION	BOSS-DS Elect Remit MO Maint Fee DS	113.48	
2/23/2026	76205	GALLS, LLC	GENERAL FUND	FIRE DEPARTMENT	pants - Hollick	283.69	
2/23/2026	76205	GALLS, LLC	GENERAL FUND	FIRE DEPARTMENT	pants - FD/Martinez	170.74	
2/23/2026	76205	GALLS, LLC	GENERAL FUND	FIRE DEPARTMENT	pants - FD/McCosh	162.24	
2/23/2026	76206	GRAINGER	GENERAL FUND	PARKS	key cabinet	57.28	
2/23/2026	76206	GRAINGER	GENERAL FUND	PARKS	toilet paper - Parks	247.68	
2/23/2026	76206	GRAINGER	GENERAL FUND	NON-DEPARTMENTAL	toilet paper - Parks	71.92	

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2/23/2026	76206	GRAINGER	GENERAL FUND	PARKS	anti-graffiti barrier - Parks	911.36	
2/23/2026	76206	GRAINGER	GENERAL FUND	PARKS	vertical file cabinet	153.72	
2/23/2026	76207	GREEN PRO SOLUTIONS	GENERAL FUND	PUBLIC WORKS STREETS	citrus degreaser	499.75	
2/23/2026	76208	GUADALUPE APPRAISAL DISTRICT	GENERAL FUND	NON-DEPARTMENTAL	2nd qtr allocation 2026	72,215.76	
2/23/2026	76209	JORDAN FORD LTD	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Spark Plug	278.64	
2/23/2026	76210	KAHLIG ENTERPRISES LTD	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	coil & plug repair VIN8530	1,155.77	
2/23/2026	76211	KENDIG KEAST COLLABORATIVE	GRANT FUND	NON-DEPARTMENTAL	Phase 03 - UDC Drafting & Refinement	9,413.55	
2/23/2026	76212	KENNETH SCHULMEIER	GENERAL FUND	NON-DEPARTMENTAL	a/c leak repair @ city hall	1,996.00	
2/23/2026	76213	LIANE A. GARRETT	GENERAL FUND	ECONOMIC DEVELOPMENT	TX shaped cutting board	470.94	
2/23/2026	76214	LIONHEART PLACES LLC	ECONOMIC DEVELOPMENT FUND	ECONOMIC DEVELOPMENT	Proj 137-001 Cibolo Dwntwn Plan	5,147.00	
2/23/2026	76215	MAYRA MAGANA	GENERAL FUND	POLICE DEPARTMENT	oil change Patrol 24-08	92.94	
2/23/2026	76216	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	PEOPLE AND PERFORMANCE	post-it stickies	47.25	
2/23/2026	76216	ODP BUSINESS SOLUTIONS, LLC	DEVELOPMENT SERVICES FUND	NON-DEPARTMENTAL	water delivery - Annex	26.25	
2/23/2026	76216	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	ANIMAL SERVICES	copy paper	124.71	
2/23/2026	76216	ODP BUSINESS SOLUTIONS, LLC	DEVELOPMENT SERVICES FUND	NON-DEPARTMENTAL	plastic forks - Annex	47.16	
2/23/2026	76216	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	PEOPLE AND PERFORMANCE	color paper	368.29	
2/23/2026	76216	ODP BUSINESS SOLUTIONS, LLC	CIBOLO PUBLIC FACILITY CORP	NO DEPARTMENT	Furniture for Mayor's office	8,608.71	
2/23/2026	76216	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	NON-DEPARTMENTAL	sugar - City Hall Breakroom	9.50	
2/23/2026	76216	ODP BUSINESS SOLUTIONS, LLC	GENERAL FUND	ECONOMIC DEVELOPMENT	chair	393.99	
2/23/2026	76217	OFFICE OF THE GOVERNOR	GRANT FUND	POLICE DEPARTMENT	Overpayment Grant#5111701	2,613.72	
2/23/2026	76218	OFFICE OF THE GOVERNOR	GRANT FUND	INFORMATION SERVICES	Overpayment Grant#5199401	4,053.23	
2/23/2026	76219	PAGEFREEZER SOFTWARE, INC.	GENERAL FUND	INFORMATION SERVICES	PageFreezer for Social Media FY26	1,167.98	
2/23/2026	76220	PATHMARK TRAFFIC PRODUCTS OF `	GENERAL FUND	PUBLIC WORKS STREETS	cust. signs w/logo	-	
2/23/2026	76220	PATHMARK TRAFFIC PRODUCTS OF `	GENERAL FUND	PUBLIC WORKS STREETS	cust. signs w/logo	-	
2/23/2026	76220	PATHMARK TRAFFIC PRODUCTS OF `	GENERAL FUND	PUBLIC WORKS STREETS	24"x18" cust. sign	44.40	
2/23/2026	76220	PATHMARK TRAFFIC PRODUCTS OF `	GENERAL FUND	PUBLIC WORKS STREETS	cust. signs w/logo	-	
2/23/2026	76220	PATHMARK TRAFFIC PRODUCTS OF `	GENERAL FUND	PUBLIC WORKS STREETS	18"x18" cust. sign	119.60	
2/23/2026	76220	PATHMARK TRAFFIC PRODUCTS OF `	GENERAL FUND	PUBLIC WORKS STREETS	cust. signs w/logo	-	
2/23/2026	76220	PATHMARK TRAFFIC PRODUCTS OF `	GENERAL FUND	PUBLIC WORKS STREETS	cust. signs w/logo	3,910.50	
2/23/2026	76221	SCENIC TEXAS	GENERAL FUND	ECONOMIC DEVELOPMENT	Scenic City Certificate Fee	749.00	
2/23/2026	76222	SHI GOVERNMENT SOLUTIONS, INC	GENERAL FUND	INFORMATION SERVICES	Azure Storage for November	700.28	
2/23/2026	76223	SOUTH TEXAS AUTO PARTS COMPAN	GENERAL FUND	PARKS	Funnel	25.97	
2/23/2026	76223	SOUTH TEXAS AUTO PARTS COMPAN	GENERAL FUND	PUBLIC WORKS STREETS	nitrile gloves, filter	106.33	
2/23/2026	76223	SOUTH TEXAS AUTO PARTS COMPAN	GENERAL FUND	POLICE DEPARTMENT	manual batter charger return	(243.99)	
2/23/2026	76223	SOUTH TEXAS AUTO PARTS COMPAN	GENERAL FUND	POLICE DEPARTMENT	Carlyle 12/24 Volt Battery	160.00	
2/23/2026	76223	SOUTH TEXAS AUTO PARTS COMPAN	GENERAL FUND	POLICE DEPARTMENT	manual battery charger	243.99	
2/23/2026	76224	TEXAS DEPT. OF LICENSING AND R	GENERAL FUND	POLICE DEPARTMENT	Elevator Certificate of Compliance	20.00	
2/23/2026	76225	THE CHAMBER	ECONOMIC DEVELOPMENT FUND	ECONOMIC DEVELOPMENT	luncheon seats - ED	75.00	
2/23/2026	76226	WESTERN READY MIX, LLC	GENERAL FUND	PUBLIC WORKS STREETS	concrete 3000 PSI 1" limestone	960.00	
2/23/2026	76229	CITI CARDS	GENERAL FUND	CITY COUNCIL	CitiBank cc charges	49.30	
2/23/2026	76229	CITI CARDS	GENERAL FUND	MUNICIPAL COURT	CitiBank cc charges	375.00	
2/23/2026	76229	CITI CARDS	GENERAL FUND	CITY COUNCIL	CitiBank cc charges	7.92	
2/23/2026	76229	CITI CARDS	GENERAL FUND	FIRE DEPARTMENT	CitiBank cc charges	2,601.62	
2/23/2026	76229	CITI CARDS	GENERAL FUND	FIRE DEPARTMENT	CitiBank cc charges	87.17	
2/23/2026	76229	CITI CARDS	GENERAL FUND	CITY COUNCIL	CitiBank cc charges	20.00	
2/23/2026	76229	CITI CARDS	GENERAL FUND	CITY COUNCIL	CitiBank cc charges	845.00	
2/23/2026	76229	CITI CARDS	GENERAL FUND	CITY MANAGER	CitiBank cc charges	27.08	
2/23/2026	76229	CITI CARDS	GENERAL FUND	CITY MANAGER	CitiBank cc charges	54.10	
2/23/2026	76229	CITI CARDS	GENERAL FUND	CITY COUNCIL	CitiBank cc charges	120.00	
2/23/2026	76229	CITI CARDS	GENERAL FUND	CITY COUNCIL	CitiBank cc charges	240.00	
2/23/2026	76229	CITI CARDS	GENERAL FUND	MUNICIPAL COURT	CitiBank cc charges	65.00	
2/23/2026	76229	CITI CARDS	GENERAL FUND	MUNICIPAL COURT	CitiBank cc charges	65.00	
2/23/2026	76229	CITI CARDS	GENERAL FUND	CITY MANAGER	CitiBank cc charges	44.47	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	FIRE DEPARTMENT	Water Consumption for JAN26	1,366.92	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PARKS	Water Consumption for JAN26	883.28	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PUBLIC WORKS STREETS	Water Consumption for JAN26	78.10	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	NON-DEPARTMENTAL	Water Consumption for JAN26	2,377.52	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PARKS	Water Consumption for JAN26	884.70	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PARKS	Water Consumption for JAN26	383.39	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	POLICE DEPARTMENT	Water Consumption for JAN26	298.80	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PARKS	Water Consumption for JAN26	(19.75)	

Check Date	Check Number	Vendor Name	Detail Fund Description	Detail Department Description	Special Information	Amount	Void?
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PARKS	Water Consumption for JAN26	1,883.78	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PARKS	Water Consumption for JAN26	280.02	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	Water Consumption for JAN26	861.74	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PARKS	Water Consumption for JAN26	5,101.91	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	ANIMAL SERVICES	Water Consumption for JAN26	370.52	
2/23/2026	76230	CITY OF CIBOLO WATER BILL	GENERAL FUND	PARKS	Water Consumption for JAN26	101.62	
2/23/2026	76231	COMPTROLLER OF PUBLIC ACCTS	WATER & SEWER FUND	NO DEPARTMENT	Sales and Use Tax	23,181.84	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PARKS	Electric Svcs for January	37.00	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PARKS	Electric Svcs for January	35.00	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PARKS	Electric Svcs for January	489.97	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	POLICE DEPARTMENT	Electric Svcs for January	5,001.00	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	ANIMAL SERVICES	Electric Svcs for January	295.20	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PARKS	Electric Svcs for January	1,016.00	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PARKS	Electric Svcs for January	285.97	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	WATER & SEWER FUND	WATER OPERATIONS	Electric Svcs for January	3,323.34	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	WATER & SEWER FUND	WASTEWATER OPERATIONS	Electric Svcs for January	1,044.59	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	NON-DEPARTMENTAL	Electric Svcs for January	2,654.30	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PUBLIC WORKS STREETS	Electric Svcs for January	492.81	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	Electric Svcs for January	720.80	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PARKS	Electric Svcs for January	27.88	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	DEVELOPMENT SERVICES FUND	NON-DEPARTMENTAL	Electric Svcs for January	698.67	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PARKS	Electric Svcs for January	472.07	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	PARKS	Electric Svcs for January	193.00	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	GENERAL FUND	FIRE DEPARTMENT	Electric Svcs for January	2,017.99	
2/23/2026	76232	GUADALUPE VALLEY ELECTRIC	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Electric Svcs for January	75.80	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	POLICE DEPARTMENT	December Supplies	17.98	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PARKS	Home Depot Jan. Supplies	22.64	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PARKS	December Supplies	369.46	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PUBLIC WORKS STREETS	December Supplies	11.64	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PARKS	December Supplies	177.90	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PARKS	December Supplies	430.25	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PARKS	Home Depot Jan. Supplies	478.90	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PARKS	December Supplies	59.76	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PARKS	December Supplies	29.18	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PUBLIC WORKS STREETS	December Supplies	65.37	
2/23/2026	76233	HOME DEPOT CREDIT SERVICES	GENERAL FUND	PARKS	December Supplies	109.77	
2/23/2026	76234	SYNCHRONY BANK	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Lowe's purchases for January	44.78	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	FIRE DEPARTMENT	Lowe's purchases for January	54.56	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	FIRE DEPARTMENT	Lowe's purchases for January	331.55	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	FIRE DEPARTMENT	Lowe's purchases for January	135.20	
2/23/2026	76234	SYNCHRONY BANK	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Lowe's purchases for January	54.68	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	PUBLIC WORKS STREETS	Lowe's purchases for January	177.05	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	PUBLIC WORKS STREETS	Lowe's purchases for January	73.09	
2/23/2026	76234	SYNCHRONY BANK	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Lowe's purchases for January	24.78	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	PARKS	Lowe's purchases for January	19.90	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	PARKS	Lowe's purchases for January	56.80	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	ANIMAL SERVICES	Lowe's purchases for January	25.33	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	FIRE DEPARTMENT	Lowe's purchases for January	(23.73)	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	FIRE DEPARTMENT	Lowe's purchases for January	28.30	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	ANIMAL SERVICES	Lowe's purchases for January	21.12	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	PARKS	Lowe's purchases for January	45.09	
2/23/2026	76234	SYNCHRONY BANK	WATER & SEWER FUND	WASTEWATER OPERATIONS	Lowe's purchases for January	19.89	
2/23/2026	76234	SYNCHRONY BANK	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Lowe's purchases for January	86.66	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	PARKS	Lowe's purchases for January	95.41	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	PARKS	Lowe's purchases for January	162.15	
2/23/2026	76234	SYNCHRONY BANK	GENERAL FUND	PARKS	Lowe's purchases for January	114.37	
2/28/2026	76385	CITIBANK	DEVELOPMENT SERVICES FUND	NO DEPARTMENT	JANUARY PCARD STATEMENT 2/3/2026	932.52	
2/28/2026	76385	CITIBANK	DRAINAGE UTILITY DISTRICT	NO DEPARTMENT	JANUARY PCARD STATEMENT 2/3/2026	847.41	
2/28/2026	76385	CITIBANK	GENERAL FUND	CITY MANAGER		30.00	
2/28/2026	76385	CITIBANK	GENERAL FUND	NO DEPARTMENT	JANUARY PCARD STATEMENT 2/3/2026	13,545.04	
2/28/2026	76385	CITIBANK	WATER & SEWER FUND	NO DEPARTMENT	JANUARY PCARD STATEMENT 2/3/2026	1,946.38	

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2/28/2026	76385	CITIBANK	GRANT FUND	NO DEPARTMENT	JANUARY PCARD STATEMENT 2/3/2026	400.00	
2/28/2026	76385	CITIBANK	ECONOMIC DEVELOPMENT FUND	NO DEPARTMENT	JANUARY PCARD STATEMENT 2/3/2026	1,878.59	
2/28/2026	76385	CITIBANK	GENERAL FUND	NON-DEPARTMENTAL		2,363.00	
2/28/2026	76385	CITIBANK	GENERAL FUND	CITY MANAGER		180.00	
2/28/2026	76386	FUELMAN	GENERAL FUND	PARKS	Fuelman Svs for January	128.71	
2/28/2026	76386	FUELMAN	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	Fuelman Svs for January	131.39	
2/28/2026	76386	FUELMAN	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Fuelman Svs for January	178.39	
2/28/2026	76386	FUELMAN	GENERAL FUND	PUBLIC WORKS STREETS	Fuelman Svs for January	1,972.48	
2/28/2026	76386	FUELMAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Fuelman Svs for January	288.84	
2/28/2026	76386	FUELMAN	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Fuelman Svs for January	29.46	
2/28/2026	76386	FUELMAN	GENERAL FUND	PUBLIC WORKS STREETS	Fuelman Svs for January	243.86	
2/28/2026	76386	FUELMAN	GENERAL FUND	POLICE DEPARTMENT	Fuelman Svs for January	321.06	
2/28/2026	76386	FUELMAN	GENERAL FUND	POLICE DEPARTMENT	Fuelman Svs for January	327.22	
2/28/2026	76386	FUELMAN	GENERAL FUND	POLICE DEPARTMENT	Fuelman Svs for January	154.33	
2/28/2026	76386	FUELMAN	GENERAL FUND	POLICE DEPARTMENT	Fuelman Svs for January	77.17	
2/28/2026	76386	FUELMAN	GENERAL FUND	FIRE DEPARTMENT	Fuelman Svs for January	2,506.40	
2/28/2026	76386	FUELMAN	GENERAL FUND	CODE ENFORCEMENT	Fuelman Svs for January	228.92	
2/28/2026	76386	FUELMAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Fuelman Svs for January	2,187.59	
2/28/2026	76386	FUELMAN	GENERAL FUND	PARKS	Fuelman Svs for January	550.54	
2/28/2026	76386	FUELMAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Fuelman Svs for January	295.82	
2/28/2026	76386	FUELMAN	GENERAL FUND	PARKS	Fuelman Svs for January	56.81	
2/28/2026	76386	FUELMAN	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Fuelman Svs for January	65.76	
2/28/2026	76386	FUELMAN	GENERAL FUND	ECONOMIC DEVELOPMENT	Fuelman Svs for January	24.38	
2/28/2026	76386	FUELMAN	GENERAL FUND	INFORMATION SERVICES	Fuelman Svs for January	22.02	
2/28/2026	76386	FUELMAN	GENERAL FUND	ANIMAL SERVICES	Fuelman Svs for January	159.23	
2/28/2026	76386	FUELMAN	GENERAL FUND	POLICE DEPARTMENT	Fuelman Svs for January	382.36	
2/28/2026	76386	FUELMAN	GENERAL FUND	POLICE DEPARTMENT	Fuelman Svs for January	5,693.17	
2/28/2026	76386	FUELMAN	GRANT FUND	POLICE DEPARTMENT	Fuelman Svs for January	106.48	
2/28/2026	76386	FUELMAN	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Fuelman Svs for January	911.18	
2/28/2026	76386	FUELMAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Fuelman Svs for January	42.48	
2/28/2026	76387	HEALTH CARE SERVICE CORP	GENERAL FUND	NO DEPARTMENT	Employee Medical Coverage	170,882.18	
2/28/2026	76387	HEALTH CARE SERVICE CORP	GENERAL FUND	NO DEPARTMENT	Employee Medical Coverage	(2,213.85)	
2/28/2026	76387	HEALTH CARE SERVICE CORP	GENERAL FUND	NO DEPARTMENT	Employee Medical Coverage	1,553.92	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	1,887.68	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	3,567.21	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	1,416.58	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	571.48	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	994.01	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	205.80	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	34.86	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	73.52	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	33.84	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	1,216.46	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	1,262.50	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	94.23	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	414.35	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	11,005.97	
2/28/2026	76388	THE GUARDIAN LIFE INSURANCE CO	GENERAL FUND	NO DEPARTMENT	February Premiums	1,971.97	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY MANAGER	Citibank cc charges - Wayne Reed	89.65	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY MANAGER	Citibank cc charges - Wayne Reed	28.77	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY MANAGER	Citibank cc charges - Wayne Reed	21.63	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY SECRETARY	Citibank cc charges - Valerie Chapman	275.20	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY COUNCIL	Citibank cc charges - Peggy Cimics	100.00	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY COUNCIL	Citibank cc charges - Peggy Cimics	250.34	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY COUNCIL	Citibank cc charges - Peggy Cimics	975.00	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY COUNCIL	Citibank cc charges - Peggy Cimics	100.00	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY SECRETARY	Citibank cc charges - Peggy Cimics	275.20	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY COUNCIL	Citibank cc charges - Peggy Cimics	325.00	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY COUNCIL	Citibank cc charges - Valerie Chapman	52.62	
2/28/2026	76538	CITI CARDS	GENERAL FUND	CITY COUNCIL	Citibank cc charges - Valerie Chapman	142.54	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PUBLIC WORKS STREETS	Tractor Supply supplies	82.47	

Check Date	Check Number	Vendor Name	Detail Fund Description	Detail Department Description	Special Information	Amount	Void?
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PARKS	Tractor Supply supplies	27.93	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PARKS	Tractor Supply supplies	39.99	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PARKS	Tractor Supply supplies	89.99	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PUBLIC WORKS STREETS	Tractor Supply supplies	55.92	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Tractor Supply supplies	34.47	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	WATER & SEWER FUND	WATER OPERATIONS	Tractor Supply supplies	13.25	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Tractor Supply supplies	59.97	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PUBLIC WORKS STREETS	Tractor Supply supplies	16.99	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Tractor Supply supplies	16.99	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PUBLIC WORKS STREETS	Tractor Supply supplies	(5.47)	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PUBLIC WORKS STREETS	Tractor Supply supplies	105.97	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Tractor Supply supplies	33.47	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PARKS	Tractor Supply supplies	28.97	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PARKS	Tractor Supply supplies	29.98	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PUBLIC WORKS STREETS	Tractor Supply supplies	2.29	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	Tractor Supply supplies	89.28	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	WATER & SEWER FUND	WASTEWATER OPERATIONS	Tractor Supply supplies	13.98	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	WATER & SEWER FUND	WASTEWATER OPERATIONS	Tractor Supply supplies	209.45	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PUBLIC WORKS STREETS	Tractor Supply supplies	119.99	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PARKS	Tractor Supply supplies	60.47	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	GENERAL FUND	PARKS	Tractor Supply supplies	9.49	
2/16/2026	76607	TRACTOR SUPPLY CREDIT PLAN	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	Tractor Supply supplies	31.98	
2/28/2026	76816	TMOBILE	GENERAL FUND	POLICE DEPARTMENT	GEO tabs for January	7.86	
2/28/2026	76816	TMOBILE	GENERAL FUND	NON-DEPARTMENTAL	GEO tabs for January	1.63	
2/28/2026	76816	TMOBILE	GENERAL FUND	PUBLIC WORKS STREETS	GEO tabs for January	240.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	GEO tabs for January	144.00	
2/28/2026	76816	TMOBILE	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	GEO tabs for January	312.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	CODE ENFORCEMENT	GEO tabs for January	48.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	ECONOMIC DEVELOPMENT	GEO tabs for January	24.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	NON-DEPARTMENTAL	GEO tabs for January	48.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	PUBLIC WORKS STREETS	GEO tabs for January	16.30	
2/28/2026	76816	TMOBILE	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	GEO tabs for January	11.41	
2/28/2026	76816	TMOBILE	WATER & SEWER FUND	GENERAL UTILITIES OPERATIONS	GEO tabs for January	21.19	
2/28/2026	76816	TMOBILE	GENERAL FUND	CODE ENFORCEMENT	GEO tabs for January	3.26	
2/28/2026	76816	TMOBILE	GENERAL FUND	INFORMATION SERVICES	GEO tabs for January	3.26	
2/28/2026	76816	TMOBILE	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	GEO tabs for January	1.63	
2/28/2026	76816	TMOBILE	DRAINAGE UTILITY DISTRICT	DRAINAGE UTILITY DISTRICT	GEO tabs for January	168.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	PARKS	GEO tabs for January	168.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	POLICE DEPARTMENT	GEO tabs for January	192.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	INFORMATION SERVICES	GEO tabs for January	48.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	GEO tabs for January	20.80	
2/28/2026	76816	TMOBILE	GENERAL FUND	POLICE DEPARTMENT	GEO tabs for January	104.00	
2/28/2026	76816	TMOBILE	GENERAL FUND	PUBLIC WORKS - ADMINISTRATION	GEO tabs for January	9.78	
2/28/2026	76816	TMOBILE	GENERAL FUND	PARKS	GEO tabs for January	11.41	
2/28/2026	76816	TMOBILE	GENERAL FUND	POLICE DEPARTMENT	GEO tabs for January	13.04	
2/28/2026	76816	TMOBILE	GENERAL FUND	ECONOMIC DEVELOPMENT	GEO tabs for January	1.63	
					Total	**2,621,781.28**	

Check Date	Check Number	Vendor Name	Detail Fund Description	Detail Department Description	Special Information	Amount	Void?
February							
2/6/2026	Net Payroll		GENERAL FUND		589,618.37	454,193.35	
2/6/2026	Net Payroll		WATER & SEWER FUND			68,730.05	
2/6/2026	Net Payroll		DRAINAGE UTILITY DISTRICT			32,082.52	
2/6/2026	Net Payroll		DEVELOPMENT SERVICES FUND			26,859.18	
2/6/2026	Net Payroll		GRANT FUND			7,753.27	
2/6/2026	Taxes	IRS/TWC				150,205.26	
2/6/2026	Deductions	CHILD SUPPORT, GARNISHMENTS				2,468.11	
2/20/2026	Net Payroll		GENERAL FUND		536,422.08	399,363.48	
2/20/2026	Net Payroll		WATER & SEWER FUND			67,914.73	
2/20/2026	Net Payroll		DRAINAGE UTILITY DISTRICT			30,779.96	
2/20/2026	Net Payroll		DEVELOPMENT SERVICES FUND			26,836.00	
2/20/2026	Net Payroll		GRANT FUND			11,527.91	
2/20/2026	Taxes	IRS/TWC				131,075.58	
2/20/2026	Deductions	CHILD SUPPORT, GARNISHMENTS				2,518.11	
2/26/2026	Net Payroll		GENERAL FUND		96,188.55	96,188.55	
2/26/2026	Net Payroll		WATER & SEWER FUND			-	
2/26/2026	Net Payroll		DRAINAGE UTILITY DISTRICT			-	
2/26/2026	Net Payroll		DEVELOPMENT SERVICES FUND			-	
2/26/2026	Taxes	IRS/TWC				34,174.94	
2/26/2026	Deductions	CHILD SUPPORT, GARNISHMENTS				-	
					Total	**1,542,671.00**	
						4,164,452.28	**Total**

City of Cibolo

City Council Regular Meeting Staff Report

C. Approval of the minutes from the May 12, 2026, meeting.

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Consent Agenda - Consent Items (General Items) Item: 8C.

From
Valerie Chapman, City Secretary

PRIOR CITY COUNCIL ACTION:

N/A

BACKGROUND:

N/A

STAFF RECOMMENDATION:

N/A

FINANCIAL IMPACT:

N/A

MOTION(S):

N/A

Attachments

051226 Council Minutes.pdf

Minutes for the City Council Regular Meeting

200 S. Main St., Cibolo, Texas 78108

May 12, 2026, 6:34 PM - May 12, 2026, 10:00 PM

1. Call to Order

Mayor Latimer called the meeting to order at 6:32p.m.

2. Roll Call and Excused Absences

Councilmembers present: Mayor Latimer, McGlothin, R. Roberts, Patterson, Cunningham, Sanchez-Stephens, D. Roberts (arrived at 6:40p.m.), and Brown.

3. Invocation

Pastor Jimmy Turner offered the invocation.

4. Pledge of Allegiance

All in attendance recited the Pledge of Allegiance.

5. Presentation of Awards/Recognitions

These items were tabled until a future meeting.

5.A. 5-Year Service Award - Sean George

5.B. Officer of the Year Award - Officer Andrew Spilman

6. Proclamations

6.A. Community Action Month (Corrie Martin)

Councilwoman Sanchez-Stephens read the proclamation.

6.B. Schertz-Cibolo Cemetery Week (Miguel Vazquez)

Mayor Latimer read the proclamation and presented it to Mr. Vazquez.

6.C. Mental Health Awareness Month (Officer Pineda)

Councilwoman Patterson read the proclamation and presented it to Officer Pineda.

7. Citizens to be Heard

Ms. Dominique Harmon with the Guadalupe County Master Gardners thanked the Council for letting them have their plant sale and gave them a briefing on how it went. She told Council the garden has been damaged with the flooding from recent rains, but that they would be working on restoring the garden to its prior state.

Mr. Terry Hinze thanked those on Council who participated in the car show as judges and gave a briefing on the car show events.

Ms. Devan Christensen introduced herself as part of the Chamber CORE Leadership class and stated that she was here to observe the meeting.

Ms. Krystal Haynes introduced herself as part of the Chamber CORE Leadership class and stated that she too was here to observe.

8. Consent Agenda - Consent Items (General Items)

Councilwoman Brown made the motion to approve the consent agenda. Motion was seconded by Councilwoman Cunningham. For: All; Against: None. Motion carried 7 to 0.

8.A. Approval of the minutes from the April 14, 2026, meeting.

8.B. Approval of the minutes from the April 28, 2026, meeting.

8.C. Approval of the minutes from the April 28, 2026, special meeting.

9. Mayor's Follow-Up

9.A. Union Pacific sidewalk across railroad track on Main. St.

Mayor Latimer stated that she would keep this item on each agenda until completion to keep it at the forefront of everyone's attention.

9.B. Economic Development/Council highlights on recent events.

Mayor Latimer spoke on the Economic Development board engaging with the Greater San Antonio Chamber in sponsoring the Generals tent at the air show as it was a great opportunity to connect with businesses in the San Antonio area and resulted in appointments already set up for the Mayor to discuss opportunities. Several Council and EDC members got the opportunity to participate in the SAMA trade show which offered the chance to speak to several businesses on potential future opportunities.

10. Staff Update

10.A. Presentation by Judge Ed Phillips on Municipal Court. (Judge Ed Phillips)

Judge Ed Phillips gave Council a briefing on himself, his career, and municipal court operations.

10.B. Administration

Mr. Reed briefed Council that there was no upcoming out of state travel for staff, but that he had overlooked one at the past meeting as one of our police officers had to attend Tyler Technologies National Conference in April since he oversees that program.

The Public Works Director position has been posted on multiple job listing sites, and the first round of interviews should begin on May 26.

Mr. Reed reminded the Council that the rescheduled Cibolo Summer Nights Touch-a-Truck event will be Friday, and the first 100 children will receive a safety vest.

Mr. Reed briefed Council on the status of CIP projects.

10.C. Police Department

11. Executive Session

Mayor Latimer called for Council to convene into Executive Session at 7:16p.m.

11.A. Discussion on the Grand Prairie vs. State of Texas lawsuit.

11.B. Discussion, pursuant to 551.074 (Personnel Matters), regarding the duties and responsibilities of the City Manager per Section 3.07 of the City Charter, regarding Fire Apparatus Operator, Fire Chief and the application of personnel policies and how the application of policies may affect department operations, including the appropriate use of City property.

11.C. Discussion regarding the duties and responsibilities of the City Attorney.

12. Open Session

Council reconvened into Open Session at 8:38p.m. No action taken.

13. Resolutions

Councilman McGlothin made a motion to approve a resolution by the City Council of the City of Cibolo, Texas ratifying a resolution for a grant application to the Office of the Governor for the Cybersecurity Grant Planning Project and designating an authorized official. Motion was seconded by Councilwoman Roberts. For: All; Against: None. Motion carried 7 to 0.

13.A. Approval/Disapproval of a Resolution by the City Council of the City of Cibolo, Texas ratifying a resolution for a grant application to the Office of the Governor for the Cybersecurity Grant Planning Project and designating an authorized official. (Mr. Beekman)

14. Discussion/Action

14.A. Discussion/Action to consider a Petition for Release of Area from the City of Cibolo, Texas, Extraterritorial Jurisdiction (ETJ) of two tracts of land totaling 23.329 acres, located in the Pedro San Miguel Survey Number 256, generally located at 5711 Green Valley Road, known as Ortiz tract.

No action taken.

14.B. Discussion/Action to approve a Professional Services agreement with Kimley-Horn for the Preliminary Engineering and Schematic Design of Wiedner Road Expansion (Town Creek/Bentwood Pass to FM1103) and authorize the City Manager to execute the agreement in amount not to exceed $1,394,855 (Mr. Al Haddad)

Councilwoman Cunningham made a motion to approve item 14B. Motion was seconded by Councilman McGlothin. For: All; Against: None. Motion carried 7 to 0.

14.C. Discussion/Action to approve a Professional Services Agreement with Kimley-Horn for the Citywide Pavement Condition Index (PCI) Study base bid in an amount not to exceed $151,535, with consideration of add alternates for a total amount not to exceed $249,094, and authorize the City Manager to execute the agreement (Ms. Hernandez)

Councilwoman Cunningham made the motion to approve Item 14C. Motion was seconded by Councilman McGlothin. For: All; Against: None. Motion carried 7 to 0.

14.D. Discussion/Action to authorize the City Manager to execute a Purchase Order with Closner Equipment Co., Inc. for the purchase of a new Carlson CP85 Commercial Paver in the amount of $283,666.54. (Ms. Hernandez)

Councilwoman Roberts made the motion to approve the authorization of the City Manager to execute a purchase order with Closner Equipment Co., Inc. for the purchase of a new Carlson CP85 Commercial Paver in the amount of $283,666.54. Motion was seconded by Councilwoman Cunningham. For: Councilmembers: McGlothin, R. Roberts, Patterson, Cunningham, D. Roberts, and Brown; Against: Councilwoman Sanchez-Stephens. Motion carried 6 to 1.

14.E. Discussion/Action to authorize the City Manager to execute a Purchase Order with Motorola Solutions for the purchase of fifty (50) Police APX NEXT ALL BAND Radios and sixteen (16) Fire APX NEXT XN Signal Band Radios in the amount of $748,247.00. (Chief Andres & Chief Troncoso)

Councilman McGlothin made the motion to approve Item 14E. Motion was seconded by Councilwoman Brown. For: All; Against: None. Motion carried 7 to 0.

14.F. Discussion/Action regarding written consent and authorization for the City Attorney to represent the City of Cibolo regarding the Cibolo Valley Local Government Corporation (CVLGC) Management of Assets and authorize the City Manager to execute the attached letter.

Councilwoman Sanchez-Stephens made the motion to not authorize the City Attorney to represent the City of Cibolo regarding the Cibolo Valley Local Government Corporation (CVLGC) Management of Assets and not authorize the City Manager to execute the attached letter. Motion was seconded by Councilwoman Roberts. For: All; Against: None. Motion carried 7 to 0.

14.G. Discussion from Councilmembers that have attended seminars, events, or meetings. (Council)

Councilman McGlothin tried the newly opened Max and Louie's and has worked with Chief Andres and the Police Department to address some safety concerns in Foxbrook.

Councilman Roberts went to the opening of Max and Louie's and attended the SAMA trade show.

Councilwoman Patterson attended the Olliewoods Grand Opening, the opening of Max and Louie's, GBRA Water Tour, the air show, and has worked with CPD on some speeding concerns.

Councilwoman Cunningham attended Shred Day, the mulch giveaway, the disc golf event, the plant sale, the Volunteer Banquet, the Youth Council meeting, the CFD sausage supper, and met with the Lion's Club about expanding some projects in Cibolo. She also met with members from the Tri-County Chamber about doing an event that will help with scholarships in the city. She also attended the SCUCISD Art Show.

Councilwoman Sanchez-Stephens attended the air show, the GVSUD Public Hearing, the SAMA trade show, the GBRA Water Tour, and the opening of Max and Louie's.

Councilwoman Roberts attended the CRWA meeting, the Parks and Rec meeting, ACE Hardware, and the GVSUD Public Hearing.

Councilwoman Brown attended the air show, the Chamber Golf Tournament, meetings with city leadership, and Max and Louie's opening. She also spoke to several youth across the sister cities on leadership.

Mayor Latimer attended many of the same events and has worked with Economic Development to continue to bring business into the city.

14.H. Discussion on items the City Council would like to see on future agendas. (Council)

14.I. Discussion/Action on the review and confirmation of all upcoming special meetings and workshops and scheduling the time, date and place of additional special meetings or workshops. (Ms. Chapman)

Ms. Chapman updated Council on upcoming events.

15. Adjournment

Councilman McGlothin made the motion to adjourn the meeting at 10:00p.m. Motion was seconded by Councilwoman Roberts. For: All; Against: None. Motion carried 7 to 0.

PASSED AND APPROVED ON THIS 26TH DAY OF MAY 2026.

Kara Latimer
Mayor

ATTEST:

Valerie A. Chapman, TRMC
City Secretary

City of Cibolo

City Council Regular Meeting Staff Report

B. Fire Department Monthly Report (April)

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Staff Update Item: 12B.

From
Mario Troncoso, Fire Chief

Staff Contact(s)
Mario Troncoso,

PRIOR CITY COUNCIL ACTION:

N/A

BACKGROUND:

N/A

STAFF RECOMMENDATION:

N/A

FINANCIAL IMPACT:

N/A

MOTION(S):

N/A

Attachments

April 2026.pdf

Filters

Cibolo Fire Department

Filters apply to all sheets in the workbook. Return to this sheet to change filter settings.

Start Date
4/1/2026

End Date
4/30/2026

Date Level
- ◯ Day
- ◯ Week
- ◉ Month
- ◯ Quarter
- ◯ Year

Primary Incident Type
All

Station
All

Shift
All

City
All

Postal Code
All

Mutual Aid Type
All

411 Incidents Selected based on Filter Settings

Date Range Selected: 4/1/2026 - 4/30/2026

Report Date: May 12, 2026 09:57

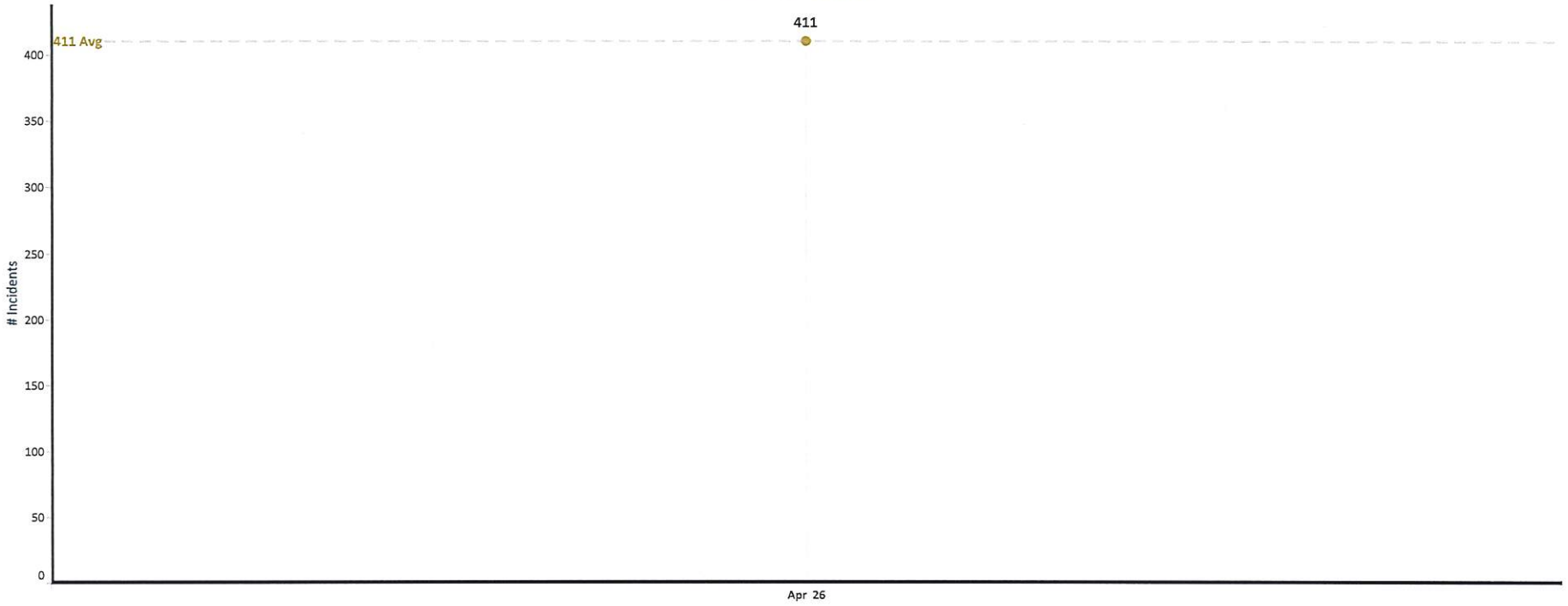
Department Volume

Cibolo Fire Department

Incident Measures per *Month*

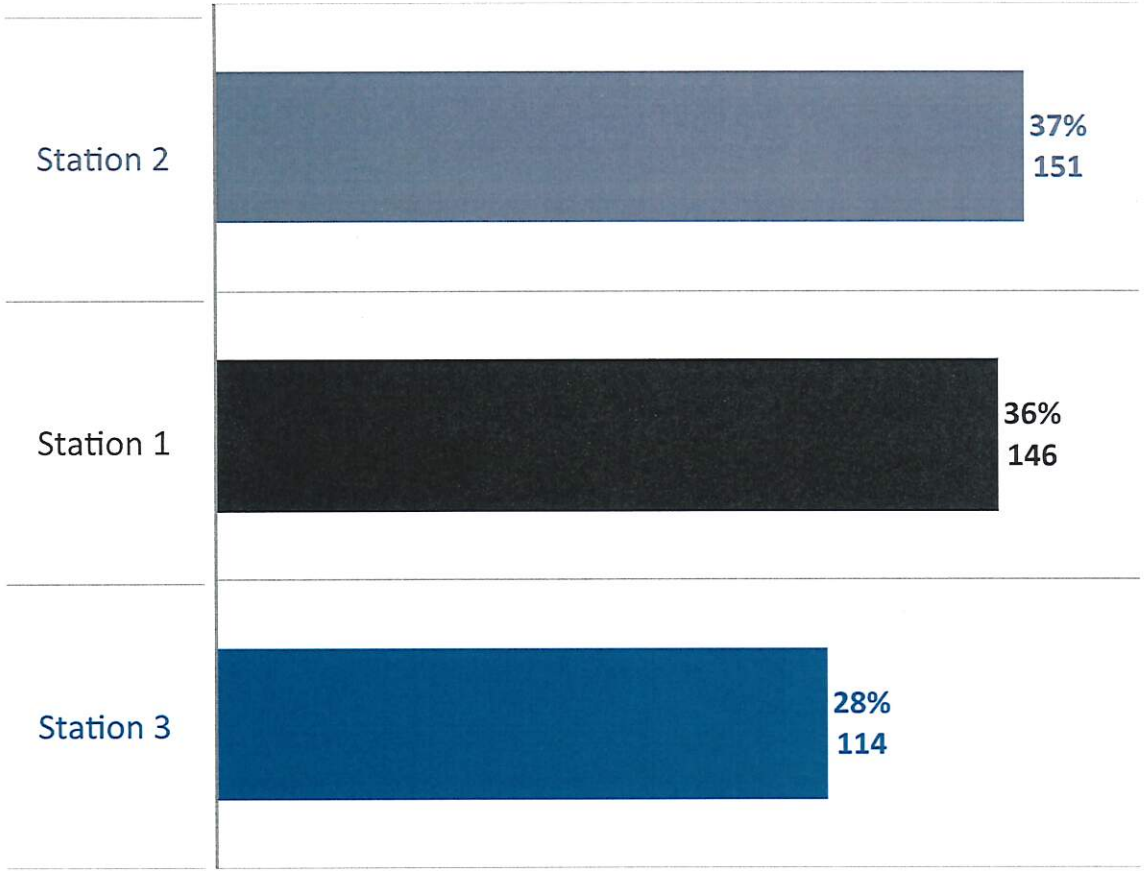
411 Incidents	411 Average	411 Median	411 Minimum	411 Maximum

Incidents per Month



Station Volume

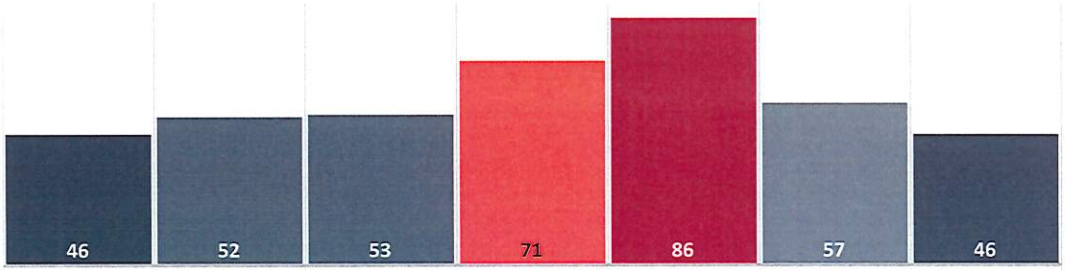
Cibolo Fire Department



	Incidents per *Month*			
	Average	Median	Minimum	Maximum
Station 2	151	151	151	151
Station 1	146	146	146	146
Station 3	114	114	114	114

Department Incidents by Day & Hour

Cibolo Fire Department



411
Incidents

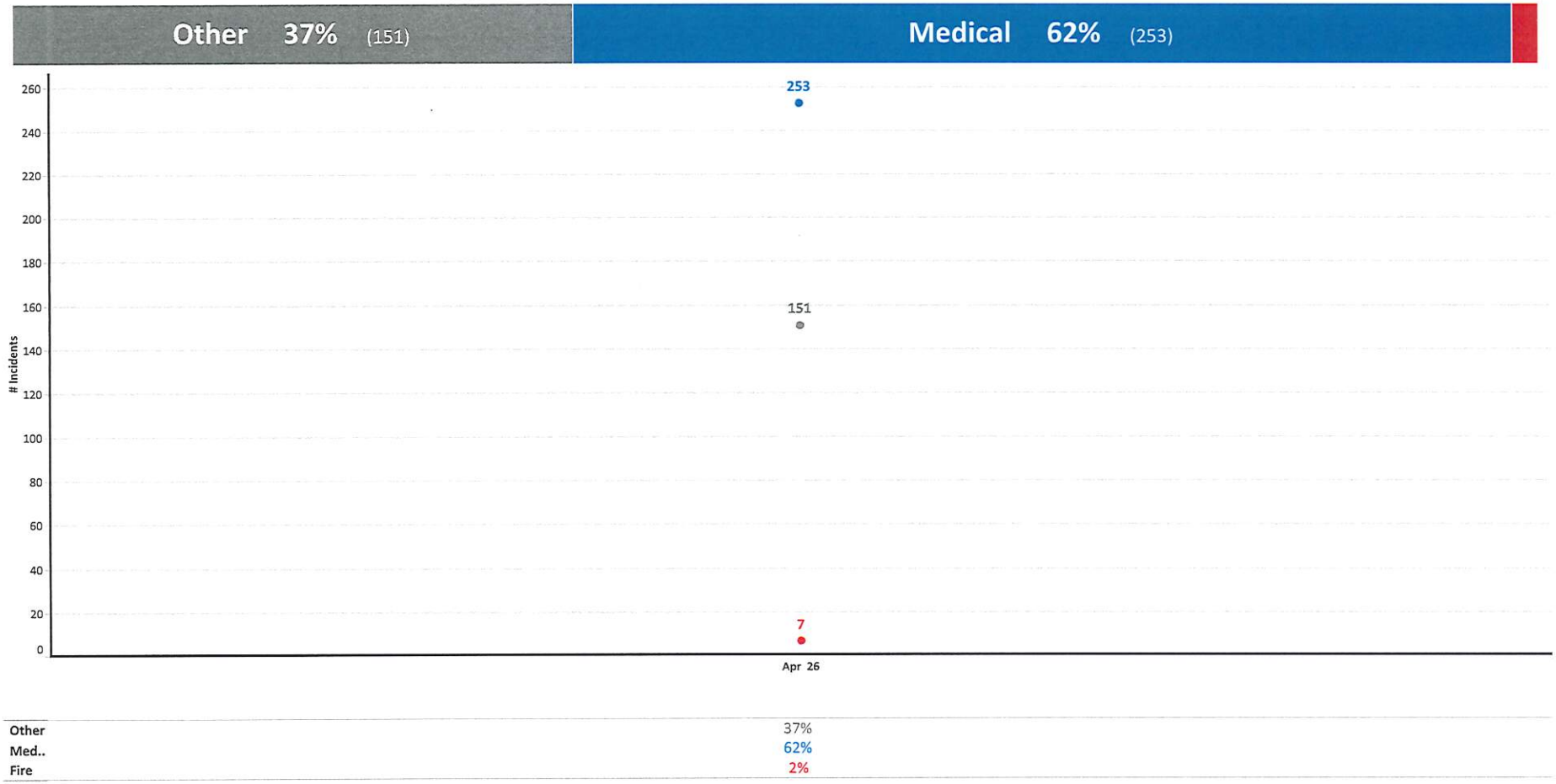
Low — High

Sun	Mon	Tue	Wed	Thu	Fri	Sat		
	1			2	1	1	00:00	5
1	3	2	1	1	2	1	01:00	11
2		1	1	1	2		02:00	7
2	1	2		3		1	03:00	9
1		1	2	2	2	3	04:00	11
1	1		2	6		2	05:00	12
1		2	3	3	2		06:00	11
3	1		3	4	2	1	07:00	14
3	2	2	1	7	3	1	08:00	19
1	4	4	7	7	3	3	09:00	29
1	2	4	5	5	2	2	10:00	21
1	8	3	5	2	2	1	11:00	22
3	5	6	1	4	4	1	12:00	24
3	2		6	6	3	2	13:00	22
1	3	1	1	6	5	3	14:00	20
2	2	2	6	5	3	2	15:00	22
2	3	5	3	2	3	4	16:00	22
2	3	6	3	6	5	4	17:00	29
3	2	2	4	4	2	2	18:00	19
5	3	1	4	3	2	3	19:00	21
3	3	1	4	4	5	2	20:00	22
2	1	4	3		3	4	21:00	17
	2	3	3	2	1	1	22:00	12
3		1	3	1		2	23:00	10

Department Fire/EMS Volume

Cibolo Fire Department

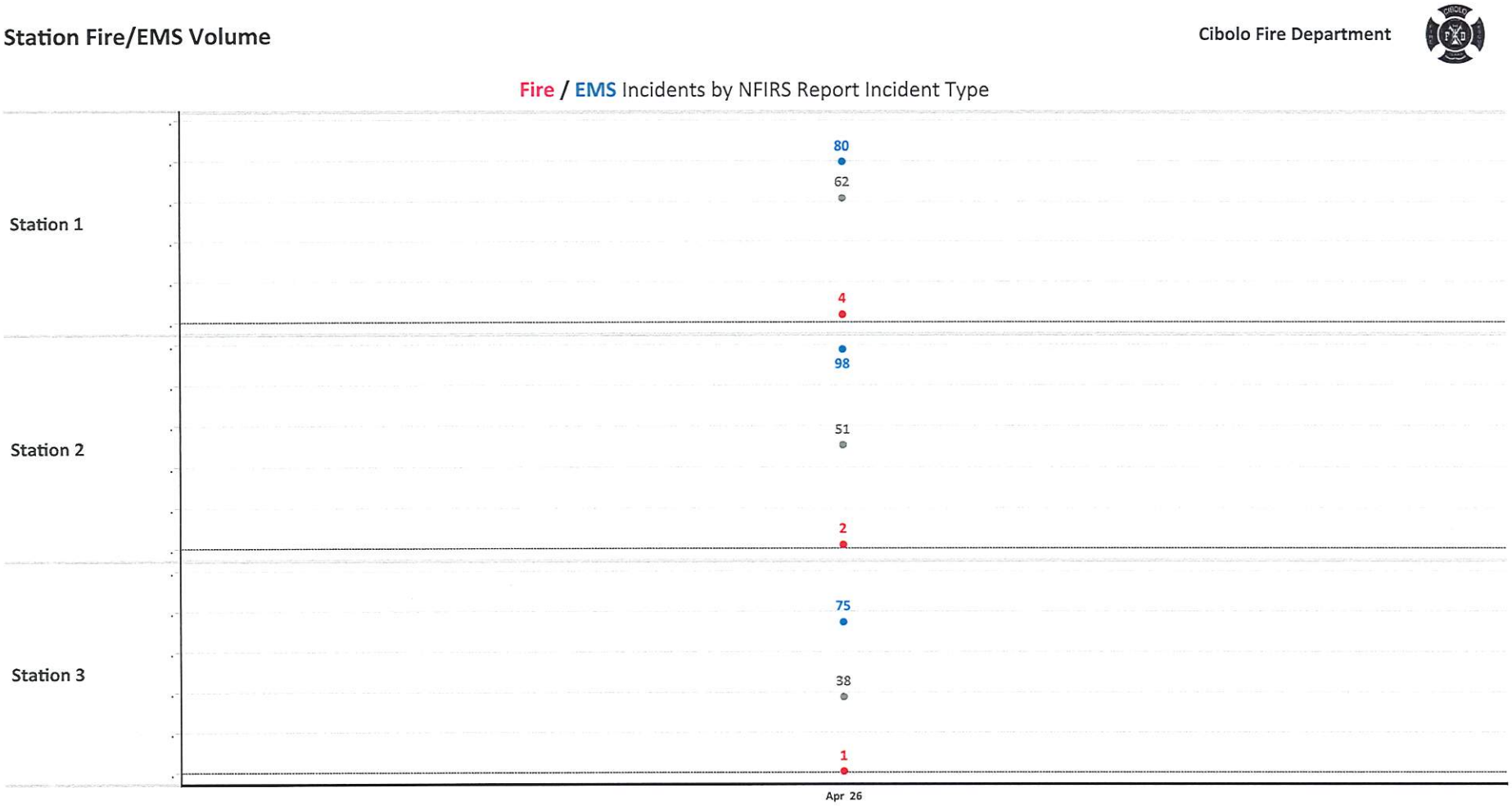
Fire / EMS Incidents by NFIRS Report Incident Type



Other	37%
Med..	62%
Fire	2%

Station Fire/EMS Volume

Cibolo Fire Department



Department Response Time

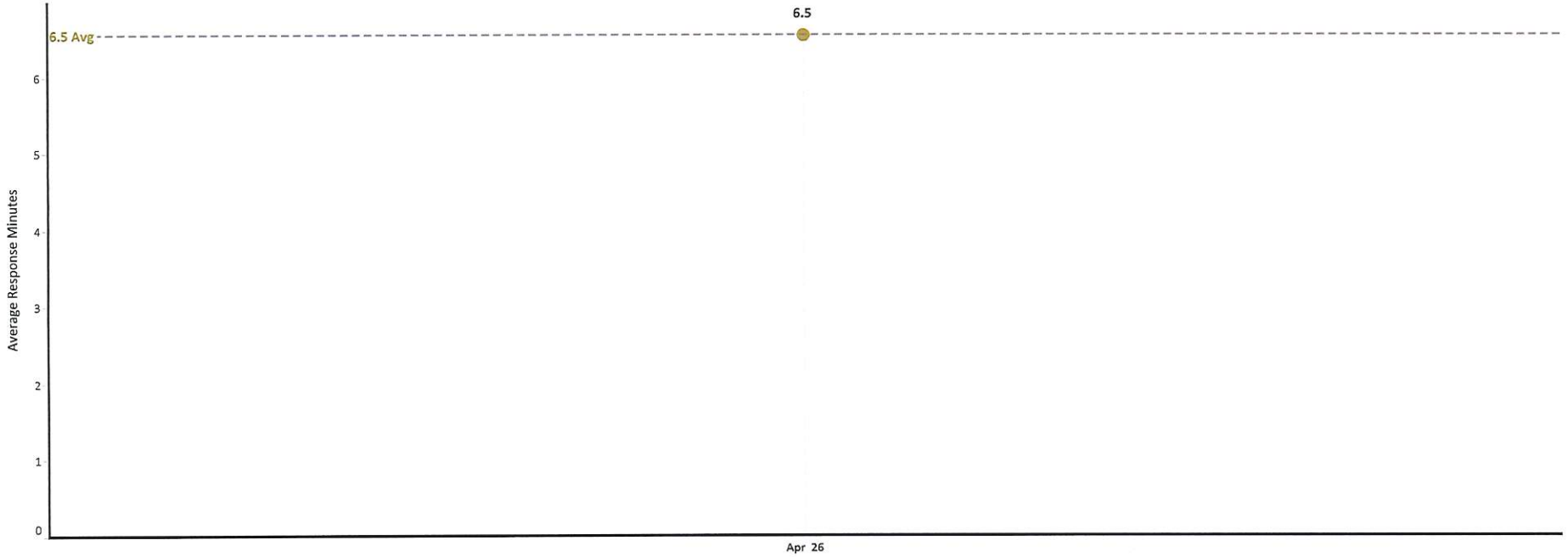
Incidents with valid Response Times

Cibolo Fire Department

Response Time Minutes

6.5	5.8	10.0	0.1	33.2	377
Average	Median	90th Percentile	Minimum	Maximum	Incidents

Response Time - Average Minutes per *Month*



Station Response Time Minutes

Click to highlight a Station

Station 1 | Station 2 | Station 3

Incidents with valid Response Times

Cibolo Fire Department

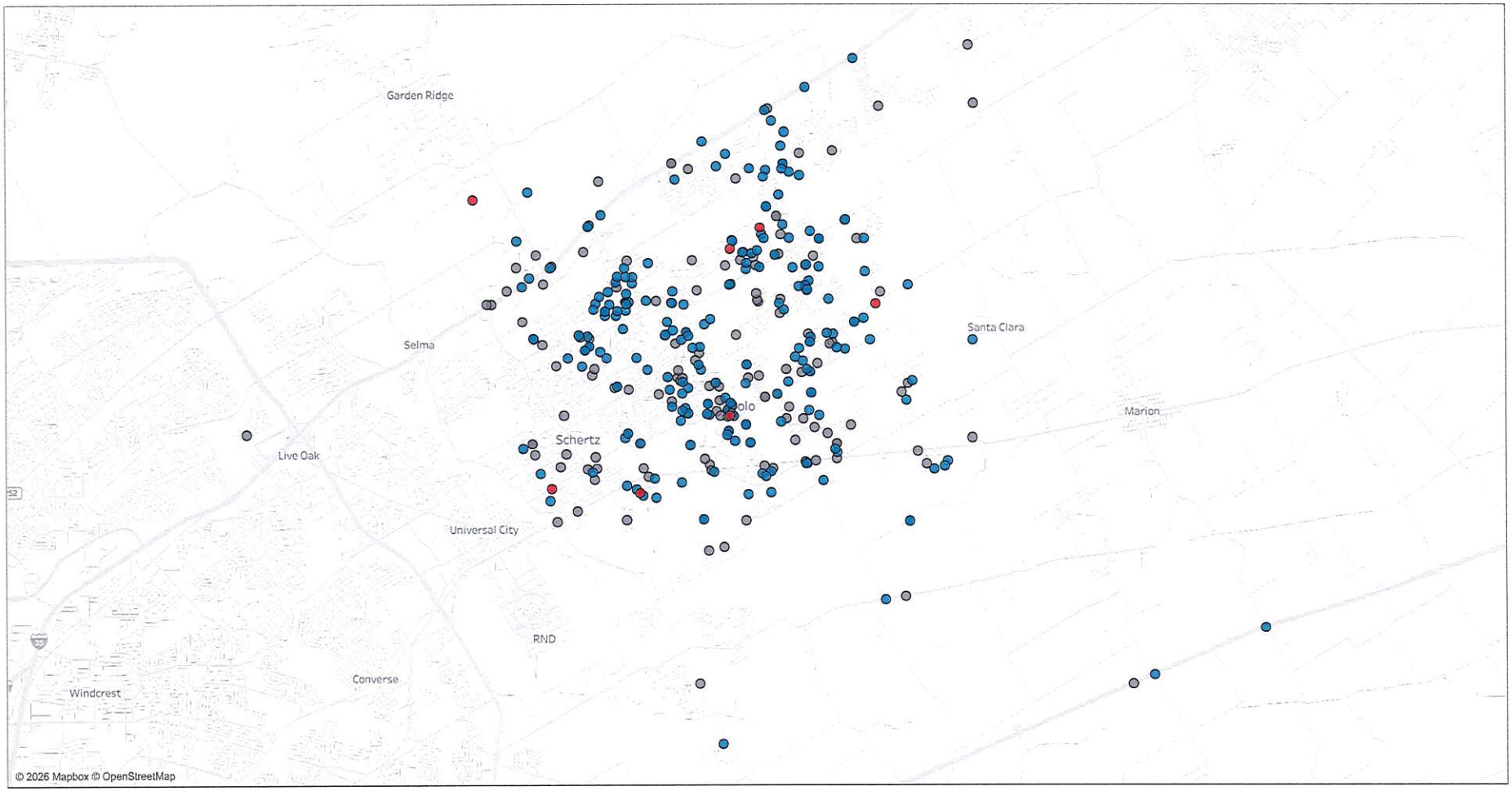
Station	Average	Median	90th Percentile	Minimum	Maximum	Incidents
Station 2	6.5	5.9	9.9	0.1	18.6	138
Station 1	6.6	5.9	9.8	0.1	33.2	131
Station 3	6.6	5.7	10.8	0.3	25.1	108

Response Time Station - Average Minutes per *Month*

Incident Locations by Type

Click to highlight Fire or EMS | Other | Medical | Fire

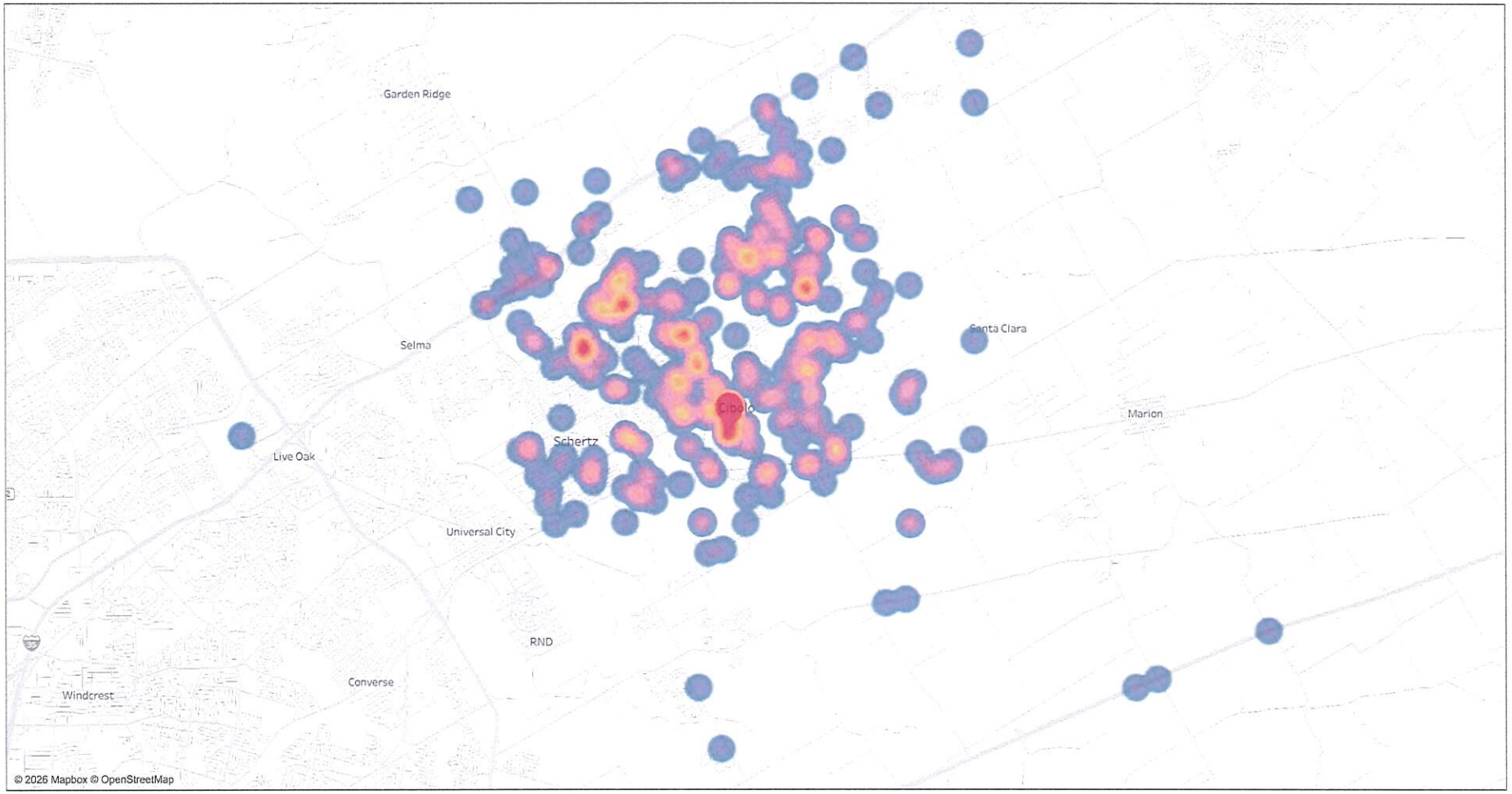
Cibolo Fire Department



Incident Location Heat Map

Low — High

Cibolo Fire Department



City of Cibolo

City Council Regular Meeting Staff Report

A. Discussion / Presentation on the 2026 Strategic Partnership Grant Program Applications. (Mr. Hugghins)

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Discussion/Action Item: 13A.

From
Bryan Hugghins, Executive Director - Safety and Infrastructure

PRIOR CITY COUNCIL ACTION:

In FY24, the City Council created a Strategic Partnership Grant Program to provide a process for organizations to request funding from the City Council to assist with programs that benefit Cibolo.

BACKGROUND:

In FY25, we received a total of fourteen (14) applications for grant funding. There are a variety of organizations requesting funding from the City Council to support their endeavors. There are four (4) organizations that are not considered official non-profit organizations with 501 (c) 3 status that have requested funding for their projects, and those organizations explain in their applications how they will serve Cibolo residents.

In FY26, the City Council received eighteen (18) applications from organizations that serve Cibolo residents. The City Council established a $12,000 budget during the FY26 Budget Process to provide funding for approved applicants who submitted eligible applications.

STAFF RECOMMENDATION:

Staff recommends the City Council review the applications and determine which organizations to provide funding to and the amount they would like to distribute to those selected organizations.

FINANCIAL IMPACT:

A total of eighteen (18) organizations requested funding for a combined total of EIGHTY SIX THOUSAND NINE HUNDRED SEVENTY ONE DOLLARS ($86,971). The City Council budgeted a total of TWELVE THOUSAND DOLLARS ($12,000) to fund the Strategic Grant Partnership program in FY26.

MOTION(S):

N/A

Attachments

2026 SPGP Application Matrix.pdf
Angel Helpers Ministry.pdf
Big Brothers Big Sisters.pdf
CASA.pdf
Discovery Church_Garden.pdf
Discovery Church_Recreation.pdf
GCCAC.pdf
Guadalupe County Master Gardeners.pdf
HOPE Leadership Group LLC.pdf
Horizon Pregnancy Resources.pdf
JSA Youth Association.pdf
Miss Cibolo Pageant.pdf
Northeast Lakeview College.pdf
Pedal SATX.pdf
Rotary Club of Randolph Metrocom.pdf
Schertz Cibolo Cemetary Association.pdf
Texas Auxiliary Scout Support Association.pdf
The Soft Landing Sanctuary.pdf
Warbler Woods Bird Sanctuary.pdf

Organization Name	501(c) 3 Status	Total $$ Requested	Date
Schertz-Cibolo Cemetery Association	Yes	$3,850	03/02/2026
Discovery Church - Recreational Fields and Track	Yes	$4,000	03/14/2026
Resources for Women dba Horizon Pregnancy Resources	Yes	$2,500	03/17/2026
Angel Helpers Ministry	Yes	$3,200	03/30/2026
H.O.P.E. Leadership Group LLC	No	$2,500	04/09/2026
Pedal SATX	Yes	$4,500	04/09/2026
CASA of Central Texas, Inc.	Yes	$2,021	04/10/2026
Miss Cibolo Pageant	Yes	$6,000	04/12/2026
Texas Auxiliary Scout Support Association	Yes	$2,000	04/15/2026
Northeast Lakeview College	Yes	$2,500	04/17/2026
Discovery Church - Garden Initiative	Yes	$5,000	04/21/2026
Guadalupe County Children's Advocacy Center	Yes	$12,000	04/22/2026
Rotary Club of Randolph Metrocom	Yes	$3,000	04/23/2026
THF Soft Landing Sanctuary	Yes	$2,000	04/23/2026
Big Brothers Big Sisters of South Texas	Yes	$5,000	04/28/2026
Guadalupe County Master Gardeners	Yes	$2,900	04/29/2026
Warbler Woods Bird Sanctuary	Yes	$12,000	04/30/2026
JSA Youth Association	Yes	$12,000	04/30/2026
	TOTAL FUNDING:	**$86,971**	

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Annual Christmas Care Program

Organization Name:

Angel Helpers Ministry

Program Goals:

- Provide holiday support to families in need through a Christmas toy store model
- Promote dignity and empowerment for parents through a free shopping experience
- Offer year-round engagement and self-enrichment opportunities to break cycles of poverty

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships and Quality of Life strategies by building trust with families and offering enrichment programming that promotes long-term stability and well-being.

Residents Served:

Approximately 270 Cibolo children served in the prior year, with an anticipated 10% increase in participation.

Funding & Sustainability:

$3,200 requested to support annual Christmas toy store operations. Ongoing sustainability supported through year-round fundraising efforts and community engagement.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-03-30 16:46:58

Submission IP: 38.128.183.4 (172.31.29.42)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Angel helpers ministry

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

82-1705217

Mailing address

4411 Walzem rd ste 208 San Antonio, TX 78218

Main Phone Number

210-885-2765

Location of Main Office

4411 Walzem rd ste 208 San Antonio, TX 78218

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

Angelhelpersministry.com

Executive Director or Top Executive

Michelle Daigle

Phone Number

2108852765

Email

michelle@angelhelpersministry.com

Contact for this Application

Michelle Daigle

Phone Number

2108852765

Email

michelle@angelhelpersministry.com

Proposal Title

Funds needed for Annual Christmas Care

*** Total Funding Requested**

3200.00

*** Type of Request**

- [ ] New Program
- [x] Existing Program
- [ ] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2010

Describe your organization's work in Cibolo.

Angel Helpers Ministry proudly services the North East San Antonio area and suburbs, to include Cibolo as a big portion. Our mission is to bring the joy of Jesus to families in need in San Antonio and surrounding areas through gift giving during the Holidays and throughout the year.

How does your proposed program or event align with the City of Cibolo’s Strategic Plan?

Once the families walk with us through the year, while we gain trust and build relationships, we offer them an evidence based self enrichment course, which helps the families to break generational poverty, which can in return be life changing for our city. (Clear path program)

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

Approximately 270 children out of over 460 children were residents of Cibolo. We expect that number in Cibolo to increase by 10 percent this coming Christmas.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

We are out weekly at Markets throughout the year, Cibolo grange market, as well as other markets in and around the area, fundraising to ensure the program can continue.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project’s overall goals.

Having friends and ministry volunteers in that city is what inspired me to branch out towards Cibolo. We realized the need is much greater and less resources than the other parts of San Antonio. We are eventually hoping to partner with a business or church in the city of Cibolo that will allow us to hold our events, so we can branch out to serve even more residents of Cibolo. Right now the majority are coming from several apartments.

Funding Proposal

How will you use the requested grant funds for your proposed program?

We will use it to offset the costs of our annual Christmas toy store, where it gives a sense of dignity to the parents as they get to shop for Christmas gifts for their children, for free.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

I hope to one day be able to do this, but as of now we don't have any grantees that have made such a commitment.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Wildfire network is who our ministry falls under. They are made up of several different missionaries including us. Made with love and sparkles gift baskets, local to Cibolo teams up with us to make all the Easter baskets for all the children. Clearpath program which offers an evidence based self enrichment course for our families at a discounted cost to the ministry so that we can offer it free to the families who are interested.

If this is a new program, do you have organizational experience or research that supports your proposal?

We have been around for almost 16 years, this fall

What is the timeline for implementing this grant?

Hoping before the fall, we can have the funding

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Michelle Daigle

Date

03/30/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

p Press Alt+0 for help 0 words Build with tinyMCE

Submit ☐ **Make Post Public?**

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Cibolo Youth Mentoring Program

Organization Name:

Big Brothers Big Sisters of South Texas

Program Goals:

- Provide one-to-one mentoring relationships to youth
- Improve academic engagement and social-emotional development
- Reduce risky behaviors and promote long-term success

Alignment with Cibolo's Strategic Plan:

Supports Strategy 4.3 (Support Youth Activities) by fostering confidence, resilience, and participation in positive youth development opportunities.

Residents Served:

Served 7 youth in 2025, with additional youth currently in the enrollment process.

Funding & Sustainability:

$5,000 requested to support program delivery, including mentor screening, training, and match support. Sustained through diversified funding sources and long-term infrastructure.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-28 10:42:01

Submission IP: 12.217.37.226 (172.31.25.6)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Big Brothers Big Sisters of South Texas

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

74-1897630

Mailing address

10843 Gulfdale San Antonio TX 78216

Main Phone Number

2102256322

Location of Main Office

10843 Gulfdale San Antonio TX 78216

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

10843 Gulfdale

Executive Director or Top Executive

Denise Barkhurst

Phone Number

210.382.8671

Email

dbarkhurst@bigmentor.org

Contact for this Application

Manijeh Huereca

Phone Number

2102256322

Email

mhuereca@bigmentor.org

Proposal Title

Cibolo Youth Mentoring

*** Total Funding Requested**

$5,000

*** Type of Request**

- [ ] New Program
- [ ] Existing Program
- [x] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [x] Economic Development
- [ ] Infrastructure
- [ ] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2009

Describe your organization's work in Cibolo.

Big Brothers Big Sisters of South Texas serves youth in the City of Cibolo through its Comal/Guadalupe County branch located in New Braunfels, providing evidence-based, one-to-one mentoring that equips young people with the skills, confidence, and support systems needed to reach their full potential. At the core of this model is a carefully matched, one-to-one relationship between a trained volunteer mentor (“Big”) and a child (“Little”). Each mentor is matched with only one child, allowing for a consistent, individualized relationship built on trust, stability, and positive guidance. These relationships are intentionally designed to foster critical developmental assets, including communication skills, self-confidence, decision-making, and emotional resilience. Mentors meet with their Littles at least once per month, typically engaging for one to five hours per visit. During this time, matches participate in meaningful, age-appropriate activities—such as attending community events, working on school assignments, exploring local parks, or simply spending time in conversation. These consistent interactions provide youth with a dependable adult presence, reinforcing positive behaviors and strengthening social-emotional development. With ongoing support and supervision from professional program staff, each match is guided to ensure safety, quality, and measurable impact. Through these intentional relationships, Big Brothers Big Sisters of South Texas is strengthening youth outcomes in Cibolo—helping young people build the foundation to become confident, capable, and contributing members of their community.

How does your proposed program or event align with the City of Cibolo’s Strategic Plan?

The BBBS mentoring program aligns with the City's strategic plan strategy 4.3- Support Youth Activities. Mentoring supports youth activities in many impactful ways. Encouragement: Mentors help youth believe in themselves, which boosts their confidence to try new things, whether it's joining a sports team, starting a club, or performing in a talent show. Role Models: Seeing someone who’s been through similar life challenges helps youth feel understood and inspired. Guidance: Mentors teach practical skills—time management, communication, leadership—which are essential for success in any activity. Problem-Solving: When challenges come up, like conflicts in a group or balancing school and activities, mentors help youth navigate them. Opportunities: Mentors can introduce youth to new activities they might not have tried or known about otherwise. Teamwork & Communication: Mentors often model and coach how to work with others effectively, which enhances any group activity. Safe Space: A mentor can be a trusted adult who listens without judgment—this emotional support reduces stress and helps youth feel more secure. Resilience: Mentors help youth bounce back from setbacks, whether it's losing a game or dealing with personal struggles.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

In 2025- 7 Cibolo youth were supported in mentoring relationships and one additional youth has been matched in 2026. There are currently 7 youth in the enrollment process.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

Big Brothers Big Sisters of South Texas (BBBSST) is committed to ensuring that the benefits of this program extend well beyond the grant period. As a long-standing organization with nearly 50 years of service in the region, BBBSST has built a sustainable infrastructure designed to deliver consistent, high-quality mentoring to youth in communities like Cibolo. The proposed program is part of BBBSST's ongoing service model, which is supported by a diversified funding portfolio that includes United Way, private and family foundations, government funding, corporate partnerships, individual donors, and annual fundraising initiatives. This diversified approach ensures financial stability, reduces reliance on any single funding source, and allows the organization to continue serving youth even as specific grants conclude. In addition, BBBSST prioritizes long-term, high-impact mentoring relationships. Matches between mentors and youth are designed to be consistent and enduring, often lasting multiple years, with program staff providing ongoing monitoring and support. This structure ensures that youth continue to benefit from stable, positive relationships that promote academic success, social-emotional development, and positive decision-making beyond the grant cycle. Through strong fiscal management, established community partnerships, and a proven outcomes-driven model, BBBSST will sustain and continue delivering measurable benefits to youth in Cibolo, contributing to a stronger, more connected, and resilient community.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

Big Brothers Big Sisters of South Texas (BBBSST) identified the need for youth mentoring in Cibolo through analysis of local demographic trends, school data, and regional youth risk indicators. Cibolo is one of the fastest-growing communities in the San Antonio–New Braunfels region, with a population of over 35,000 residents and a significant proportion of families with children—nearly half of households include youth under 18. This rapid growth places increased demand on schools, families, and community systems to provide consistent guidance and support for young people. While Cibolo is a relatively affluent community, with a median household income exceeding $122,000 and a poverty rate of approximately 4%, pockets of need remain, particularly among youth navigating critical developmental years without consistent adult support. At the county level, nearly 9% of children in Comal County live below the poverty line, and across Texas, approximately 20% of children experience poverty, highlighting broader systemic risk factors that impact youth outcomes. School data further underscores the need for targeted youth support. In the Schertz-Cibolo-Universal City ISD, which serves many Cibolo students, approximately 36.8% of students are considered at risk of dropping out of school, and over one-third are economically disadvantaged. Similarly, neighboring Comal ISD reports that approximately 31% of students are economically disadvantaged. These indicators demonstrate that, even in growing and economically strong communities, a significant number of youth face barriers to academic success and long-term stability. BBBSST's mentoring program directly addresses these gaps by providing youth with consistent, positive adult relationships that promote resilience, connection, and healthy development. The overall goal of the program is to create measurable, long-term outcomes for youth in Cibolo by strengthening the developmental assets necessary for success. Through participation in BBBSST's one-to-one mentoring program, youth will: • Improve academic engagement, including school attendance and performance • Strengthen social-emotional skills such as confidence, communication, and decision-making • Build stable, supportive relationships with caring adults • Demonstrate reduced involvement in risky or delinquent behaviors By fostering consistent mentoring relationships, BBBSST aims to ensure that youth in Cibolo remain on a positive life trajectory—graduating from high school, avoiding involvement in the juvenile justice system, and becoming healthy, productive adults who contribute to the continued strength and growth of the community.

Funding Proposal

How will you use the requested grant funds for your proposed program?

Grant funds will be used to directly support the implementation and ongoing delivery of Big Brothers Big Sisters of South Texas' (BBBSST) mentoring program for youth in Cibolo. Funding will primarily support program personnel and operational activities that ensure safe, high-quality, and outcomes-driven mentoring relationships. Specifically, funds will be used to provide professional case management and oversight of each mentor-mentee match. This includes regular contact with youth, parents/guardians, and volunteers to monitor progress, ensure child safety, and provide coaching to strengthen the relationship. Staff also conduct comprehensive background checks, interviews, and screening processes to carefully match youth with appropriate mentors, as well as deliver initial and ongoing training to support positive youth development. In addition, grant funds will support direct program services that enhance the mentoring experience and expand opportunities for participating youth and families. These include: • Community-Based Mentoring: Facilitating consistent, one-to-one mentoring relationships in the community • College and Career Readiness Support: Providing guidance, exposure, and resources to help youth plan for their future • Volunteer and Youth Recruitment, Assessment, and Screening: Ensuring high-quality, safe, and well-matched participants • Training and Ongoing Support: Equipping parents, youth, and mentors with tools to build strong, effective relationships effective relationships • Family Resource Navigation: Connecting families to additional community-based services as needed • Group Enrichment Activities: Offering structured recreational and educational opportunities that build social skills and peer connections By investing in these core program components, grant funds will ensure that youth in Cibolo receive consistent, high-quality mentoring services that lead to measurable improvements in academic success, social-emotional development, and long-term well-being.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

No

Identify collaborating partners for the program or project and describe their role and expertise, if any.

While there are no formal collaborating partners designated specifically for this project, Big Brothers Big Sisters of South Texas (BBBSST) actively engages with a wide network of community stakeholders in the Cibolo area to enhance program reach and impact. These relationships support a comprehensive, community-based approach by providing access to wrap-around services, volunteer recruitment channels, and referral networks that benefit participating youth and families. BBBSST maintains active involvement with the Schertz-Cibolo-Selma Chamber of Commerce, which plays a key role in increasing visibility of the organization's mission through networking events, business engagement, and community outreach. This partnership supports the identification of prospective volunteers, donors, and local champions who contribute to program sustainability and growth. In addition, Steele High School has demonstrated strong financial and community support for BBBSST programming. The organization is currently exploring opportunities to expand this relationship through student engagement, volunteerism, and school-based collaboration. BBBSST also collaborates with Transitioning Warriors Foundation, which serves as a valuable recruitment partner for mentors ("Bigs") and youth ("Littles"). This relationship also presents opportunities for event-based volunteer engagement and deeper community involvement.To further strengthen municipal partnerships, BBBSST has engaged with City of Cibolo leadership through presentations such as "Leading the Herd" and is in the process of coordinating additional outreach to city staff to support volunteer recruitment and program awareness. Additionally, BBBSST will present to the City of Cibolo Youth Advisory Council to explore ongoing collaboration opportunities that elevate youth voice and civic engagement. Through these strategic and evolving partnerships, BBBSST leverages community resources to enhance program quality, expand reach, and ensure that youth in Cibolo are supported by a connected and responsive network of organizations committed to their success.

If this is a new program, do you have organizational experience or research that supports your proposal?

This is not a new program.

What is the timeline for implementing this grant?

The proposed program operates on a continuous, year-round basis, with a structured 12-month implementation timeline beginning upon receipt of grant funding. BBBS of South Texas has an established infrastructure that allows for immediate program delivery while maintaining ongoing recruitment, matching, and support activities throughout the grant period.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Manijeh Huereca

Date

04/28/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

p

Press Alt+0 for help 0 words Build with tinyMCE

Submit

Make Post Public?

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Unduplicated Advocacy for Abused & Neglected Cibolo Children

Organization Name:

CASA of Central Texas, Inc.

Program Goals:

- Advocate for abused and neglected children in foster care
- Recruit, train, and support volunteer advocates
- Provide consistent advocacy services to ensure child safety, permanency, and well-being

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships by strengthening collaboration between courts, child welfare agencies, schools, and community partners to protect vulnerable children and youth.

Residents Served:

Served 3 Cibolo children during the prior fiscal year, with projected growth to 7 Cibolo children in the upcoming fiscal year.

Funding & Sustainability:

$2,021 requested to support a Casework Supervisor position that oversees volunteer advocates, case coordination, court reporting, and training activities. Sustainability supported through ongoing state, federal, and community funding partnerships.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-10 13:07:46

Submission IP: 150.252.240.3 (172.31.29.198)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

CASA of Central Texas, Inc.

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

74-2403373

Mailing address

1308 E Common St, Ste 205, New Braunfels, TX 78130

Main Phone Number

830-626-2272

Location of Main Office

1619 E. Common Street, Suite 301, New Braunfels, TX 78130

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

www.casacentex.org

Executive Director or Top Executive

Norma Castilla-Blackwell

Phone Number

830-626-2272

Email

nblackwell@casacentex.org

Contact for this Application

Nicole Douglass

Phone Number

830-837-3060

Email

ndouglass@casacentex.org

Proposal Title

Unduplicated Advocacy for Abused & Neglected Cibolo Children

*** Total Funding Requested**

2,021

*** Type of Request**

- [ ] New Program
- [x] Existing Program
- [ ] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [ ] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

1985

Describe your organization's work in Cibolo.

CASA of Central Texas (CASACenTex) is the only Court Appointed Special Advocate (CASA) program that provides child abuse awareness and prevention services in Caldwell, Comal, Guadalupe, and Hays Counties. We currently serve about 75% of children who are in temporary and permanent care with the Texas Department of Family and Protective Services (TDFPS) while their parents work with the courts and Child Protective Services. Appointed as Guardian ad Litem by our District and Child Protection Judges, CASACenTex advocates for abused, abandoned, and neglected children in the courts, schools, and child welfare system by empowering community volunteers to provide core services related to the medical, educational, mental health, permanency, and placement of children in foster care. Overall, our mission since 1985 continues. As our organization grows, we hope to only increase the number of children we serve every year in Cibolo to ensure their safety, security, and well-being. In FY 2025, CASA of Central Texas had the privilege of serving 379 children with 226 community volunteers in our four-county area. Of those 379 children, 60 were from Guadalupe County, including 3 children in the City of Cibolo. Although there are few children served in Cibolo, there is still a need to serve 100% of the children who need an advocate by recruiting, training, and supporting community volunteers until the cases reach permanency.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

The mission of CASA of Central Texas aligns with the City of Cibolo Strategic Plan as we increase our efforts to build strong connections and relationships with community partners and inform them of the need for advocates for abused and neglected children. TDFPS recognizes the medical, mental, educational, and permanency needs of children in child protection cases. However, because of high caseloads and TDFPS caseworker turnover, those needs are often overlooked. In an overburdened system where individual attention is scarce, CASA is a community-based prevention program protecting our children with close watch on their best interests. Funding will aid children and youth with services needed when trained CASA volunteers advocate in the courts and child welfare system for the best interests of each individual child in TDFPS care.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

CASA of Central Texas served 3 Cibolo children and youth during the prior fiscal year, and we are estimating that we will serve 5 Cibolo children and youth during this current fiscal year. In the upcoming fiscal year starting July 1st, we project serving 7 Cibolo children. To continue to serve children who have been abused and neglected, CASA of Central Texas hopes to continue to recruit and train community volunteers in Guadalupe County to be able to serve these children until they reach permanency in a safe, stable, and loving home.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

CASA of Central Texas will continue our mission to serve abused and neglected children in Cibolo with our ongoing mission. CASA services are a continuing program that follows a nationally recognized model and best practices that have proven successful for over 40 years.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

As population is projected to double in 30 years in Central Texas, more children will be at risk for abuse and neglect. Included in the four counties that CASA of Central Texas serves, Guadalupe County is the 29th largest county in Texas. With the anticipated steady growth rate of Gudalupe County, comes more need to serve children that have been abused and neglected and have been unfortunately connected to TDFPS. With an overburdened system, many children are often overlooked and in need of a consistent and stable advocate to amplify their voice in the courts, schools, and their placements. During our upcoming fiscal year in Guadalupe County, CASA of Central Texas is anticipating and projecting to: • Serve 65 children and youth, including 7 Cibolo children and youth • Recruit, train, and support 30 volunteer advocates • Train and swear-in 9 new volunteer advocates Funding from the City of Cibolo will support CASA of Central Texas in continuing our mission to advocate for children who have been abused and neglected by funding a Casework Supervisor. Their work is vital to CASA of Central Texas and will help us reach our goal in supporting advocates throughout their time appointed to a case.

Funding Proposal

How will you use the requested grant funds for your proposed program?

These funds will be used to support our mission to amplify the voices of abused and neglected children in Cibolo to ensure their safety, stability, and well-being by funding a Casework Supervisor. The role of the Casework Supervisor is vital to continue our mission and support the volunteers as they serve the children. The Casework Supervisor supervises the volunteer child advocates, attends and moderates training sessions for child advocates, participates in case staffing, placement options, program evaluation, attends all court hearings, and provides supervision in filing court reports. They are also responsible for coordinating contacts associated with the cases they are appointed to, as well as providing information regarding child clients, families, and placements regarding community resources and maintaining child advocate records and statistical case information. This role is vital to support the community volunteer as they amplify the voice of the child they are appointed to. Budget Request Casework Supervisor $45,320.00 $ 906.40 Fringe $5,733.00 $114.60 Equipment/Computer/Software $43,208.00 $1,000.00 Totals: $94,261.00 $2,021.00

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes, there will be opportunities for matching or incentive funds within our organization or from other grantees.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

CASA of Central Texas is a member of National CASA/GAL and of Texas CASA, through which minimum standards of service are established to ensure quality and effectiveness. Our key collaborators are the Child Protection and District Courts, as well as the Texas Department of Family and Protective Services at the State and local levels. We partner with judges, TDFPS caseworkers, care providers, social services, community agencies, schools, attorneys, and any other person or entity that is involved in the care and well-being of each child. CASACenTex is a member of Multi-Disciplinary Teams which monitor and facilitate criminal prosecutions, and Child Fatality Review Teams which examine child deaths due to abuse and neglect. In addition, CASACenTex works collaboratively with other community agencies and providers; government leaders and officials (city, county, state); civic clubs (Lions, Kiwanis, Rotary, Chambers of Commerce); local media and businesses.

If this is a new program, do you have organizational experience or research that supports your proposal?

This is not a new program of CASA of Central Texas. CASACenTex has an experienced executive leadership team with 13 years average tenure and a strong staff team with 9 years average tenure.

What is the timeline for implementing this grant?

CASA of Central Texas hopes to use these funds to support the salary of a Casework Supervisor during our upcoming fiscal year that starts on July 1, 2026 and ends on June 30, 2027.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Norma Castilla-Blackwell

Date

04/10/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

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Press Alt+0 for help 0 words Build with tinyMCE

Submit

Make Post Public?

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Discovery Church Community Garden Initiative

Organization Name:

Discovery Church

Program Goals:

- Create a community-centered garden for education and recreation
- Provide sustainability and gardening education for children and families
- Promote healthy lifestyles and outdoor wellness

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships and Quality of Life initiatives by creating outdoor recreation, youth engagement, and sustainability education opportunities.

Residents Served:

Previously served 98 residents, with projected annual participation of approximately 100–150 residents.

Funding & Sustainability:

$5,000 requested to establish garden infrastructure, materials, and educational programming. Sustainability supported through volunteers and church ministry integration.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-21 08:41:39

Submission IP: 136.50.167.81 (172.31.18.54)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Discovery Church

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

200204934

Mailing address

242 Country Ln Cibolo, TX 78108

Main Phone Number

(210) 317-0309

Location of Main Office

242 Country Ln Cibolo, TX 78108

Is your main office located in Cibolo?

☑ **Yes**
☐ **No**

Website address

discoverylife.org

Executive Director or Top Executive

Alison Smith

Phone Number

(210) 621-4324

Email

alison@discoverylife.org

Contact for this Application

Alison Smith

Phone Number

(210) 621-4324

Email

alison@discoverylife.org

Proposal Title

Discovery Church Community Garden Initiative

*** Total Funding Requested**

$5,000

*** Type of Request**

- [x] New Program
- [ ] Existing Program
- [ ] Expansion of an existing program
- [x] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

Discovery Church began serving the Cibolo community in 2003 and has remained committed to supporting the spiritual and practical needs of local families for over two decades.

Describe your organization's work in Cibolo.

Discovery Church has served the Cibolo community since 2003 through weekly services, Kids Day Out and youth programs, family support initiatives, and volunteer efforts that benefit local residents. In addition to spiritual ministry, Discovery Church actively seeks opportunities to positively impact the broader community by creating spaces and programs that strengthen families and encourage meaningful connection. As Cibolo continues to grow, the church is exploring ways to utilize its property to better serve the surrounding community through recreation, youth engagement, and outdoor gathering spaces.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

The proposed garden directly supports the City of Cibolo's Strategic Plan by fostering community connection, promoting active lifestyles, and creating meaningful opportunities for youth engagement. It is designed to serve as a shared space where residents can gather, learn, and grow together, while also providing structured opportunities for children and families to engage in hands-on, outdoor experiences that benefit both physical and mental well-being. The project aligns with the following strategic priorities: • Strategy 3.1 – Partnerships & Relationships: The garden will create a central space for residents, volunteers, and community partners to connect through garden days, workshops, and shared experiences. • Strategy 4.1 – Promote Active Lifestyles: Gardening provides a hands-on, outdoor activity that encourages movement, healthy habits, and time spent outside. • Strategy 4.3 – Support Youth Activities: Weekly programming for children in Kids Ministry and Kids Day Out will provide structured learning focused on sustainability, responsibility, and life skills. • Strategy 4.4 – Provide Unique Outdoor Experiences: The garden will offer a peaceful, multi-purpose environment for gardening, prayer, and reflection—creating a meaningful and memorable space for the community.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

Discovery Church served 98 Cibolo residents during the prior fiscal year through weekly services, youth programs, and community activities. Through the implementation of the garden initiative, Discovery Church estimates serving approximately 100–150 unduplicated Cibolo residents annually. This includes children participating in weekly educational programming, families and individuals attending quarterly community garden days, and residents utilizing the space for recreation, reflection, and community engagement. As awareness and participation grow, this number is expected to increase over time.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

Discovery Church is committed to sustaining the garden beyond the grant period by integrating it into ongoing ministry programs and leveraging volunteer support. The garden will be incorporated into weekly Kids Ministry and Kids Day Out activities, ensuring consistent use and engagement. Volunteer teams and community participants will support ongoing maintenance through scheduled garden days, reducing long-term operational costs. Additionally, the church will supplement resources through donations of materials, tools, and supplies as needed. This approach ensures the garden remains a sustainable, long-term asset that continues to serve the Cibolo community well beyond the initial funding period.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

Discovery Church identified an opportunity to better serve the growing Cibolo community by utilizing available land to meet both relational and practical needs. With significant residential development occurring south of the church property, there is an increasing need for accessible spaces that promote community connection, youth development, and overall well-being. Additionally, there is growing awareness of the importance of access to fresh, healthy food, outdoor activity, and mental health support. The proposed garden addresses these needs by creating a space that is both functional and relational. The overall goals of the program are to provide hands-on sustainability education for children and families, foster community connection and a sense of belonging, support local food access through supplemental produce, and promote mental, physical, and spiritual well-being through outdoor engagement.

Funding Proposal

How will you use the requested grant funds for your proposed program?

Discovery Church is requesting $5,000 to establish a foundational phase of a community-centered garden that will begin serving children, families, and residents of Cibolo immediately. The requested funds will be used to install essential infrastructure and materials needed to launch a functional and sustainable garden. This focused investment ensures the garden can support weekly programming, community engagement, and initial food production from the outset, while also allowing for future growth through volunteer support and in-kind contributions. The requested funds will be allocated as follows: • Raised garden beds (initial layout): $1,800 • Soil and compost: $1,200 • Basic irrigation system: $800 • Tools and equipment: $500 • Plants, seeds, and starter crops: $400 • Educational materials and signage: $300

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes, Discovery Church will support this project through in-kind contributions and volunteer labor. Volunteers will assist with construction, planting, and ongoing maintenance, significantly reducing overall costs. The church will also provide the land and operational support needed to sustain the program. In addition, Discovery Church will seek donations of materials, tools, and supplies from local businesses and community members, creating opportunities for broader community investment and increasing the overall impact of the grant funds.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Discovery Church will collaborate with experienced gardeners within the congregation and local community who can provide guidance, lead workshops, and support ongoing development of the garden. Volunteers and families will play an active role in maintaining the space and participating in community garden days. The church will also explore partnerships with local businesses or garden suppliers for materials and expertise. These collaborative efforts will ensure the garden is both educational and sustainable while strengthening connections within the Cibolo community.

If this is a new program, do you have organizational experience or research that supports your proposal?

While the development of a garden is a new initiative, Discovery Church has extensive experience serving families and hosting community programs in Cibolo for over 20 years. The church has a proven track record of organizing volunteer-driven efforts, leading youth programming, and creating environments that foster connection and growth. Additionally, research consistently shows that community gardens improve access to fresh food, strengthen community relationships, support youth development, and enhance mental and physical health. This combination of organizational experience and proven outcomes provides a strong foundation for the success of this initiative.

What is the timeline for implementing this grant?

The project will be implemented over a five-month period. In months one and two, Discovery Church will finalize the garden design, identify materials, and engage volunteers. In months three and four, the team will construct raised beds, install irrigation, and prepare the soil. In month five, the garden will be planted, and programming will officially launch, including weekly children's activities and the first community garden day. Ongoing operations will continue beyond this point, with regular programming, maintenance, and opportunities for future expansion.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Benjamin A. Johnsen

Date

04/21/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

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Press Alt+0 for help 0 words Build with tinyMCE

Submit

☐ **Make Post Public?**

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City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Discovery Community Recreation Fields & Track

Organization Name:

Discovery Church

Program Goals:

- Expand youth sports and recreation opportunities by building sports fields and a track
- Promote active lifestyles through accessible outdoor recreation
- Strengthen community partnerships through sports programming

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships and Quality of Life initiatives through youth sports, walking track access, and family recreation opportunities.

Residents Served:

Discovery Church served approximately 110 Cibolo residents during the prior fiscal year through weekly services, youth programs, and community activities. This project could potentially serve over 1,000 residents annually through recreation and youth sports participation.

Funding & Sustainability:

$4,000 requested for preliminary site preparation and planning for recreational field and track development.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-03-14 19:12:28

Submission IP: 136.50.113.216 (172.31.64.221)
proxy-IP (raw-IP)

Status: Acknowledged

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Discovery Church

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

200204934

Mailing address

242 Country Ln Cibolo, TX 78108

Main Phone Number

(210) 317-0309

Location of Main Office

242 Country Ln Cibolo, TX 78108

Is your main office located in Cibolo?

☑ **Yes**
☐ **No**

Website address

https://discoverylife.org

Executive Director or Top Executive

Andy Hostetler

Phone Number

(210) 317-0309

Email

pastor@discoverylife.org

Contact for this Application

Ben Johnsen

Phone Number

(210) 883-7767

Email

doverjohnsen@gmail.com

Proposal Title

Discovery Community Recreation Fields & Track

*** Total Funding Requested**

$4,000

*** Type of Request**

- [x] New Program
- [ ] Existing Program
- [ ] Expansion of an existing program
- [x] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

Discovery Church began serving the Cibolo community in 2003 and has remained committed to supporting the spiritual and practical needs of local families for over two decades.

Describe your organization's work in Cibolo.

Discovery Church has served the Cibolo community since 2003 through weekly services, a bi-weekly preschool program, youth programs, family support initiatives, and volunteer efforts that benefit local residents. In addition to spiritual ministry, Discovery Church seeks opportunities to positively impact the broader community by creating spaces and programs that strengthen families and encourage community connection. The church also supports local organizations by allowing community groups, such as Steele High School's Dance Booster program, to utilize space on the church campus. As Cibolo continues to grow, Discovery Church is exploring ways to utilize 15 acres of its property to benefit the surrounding community through recreation, youth activities, and outdoor gathering spaces.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

The proposed Discovery Community Recreation Fields & Track aligns with several priorities outlined in the City of Cibolo Strategic Plan. Strategy 3.1 – Partnerships & Relationships This project represents an opportunity to partner with community organizations such as i9 Sports to expand recreational opportunities for Cibolo families. Strategy 4.1 – Promote active lifestyles for all ages The project includes a looped walking track that would provide a safe and accessible space for residents to walk, jog, and remain active. Strategy 4.3 – Support youth activities The recreational field space would support youth sports programming and provide additional opportunities for organized youth activities. Strategy 4.4 – Provide unique outdoor and memorable experiences The property would create a welcoming outdoor environment where families can gather, participate in sports, and enjoy community recreation.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

Discovery Church served approximately 110 Cibolo residents during the prior fiscal year through weekly services, youth programs, and community activities. The proposed Discovery Community Recreation Fields & Track project is designed to serve a much broader portion of the community. Based on discussions with i9 Sports, youth leagues operating on the proposed recreational fields could serve between 400 and 700 youth participants per season, along with additional participation from families and spectators. Combined with walking track access and community recreation opportunities, the project has the potential to serve over 1,000 Cibolo residents annually.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

The Discovery Community Recreation Fields & Track project is designed to provide long-term community benefit. Discovery Church owns the property and is committed to stewarding the land in a way that benefits the surrounding community. Once developed, the recreational fields and walking track would continue to serve residents through youth sports leagues, community recreation, and family events. Partnerships with organizations such as i9 Sports would help support organized programming, while the walking track would remain open to the public during daylight hours outside of scheduled events.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

Discovery Church began exploring ways to utilize its unused property to serve the growing Cibolo community. Conversations with i9 Sports highlighted a strong demand for additional youth sports fields in the area. Youth sports leagues in nearby communities often serve between 400 and 700 participants per season, demonstrating significant demand for recreational space. Currently, available fields in the region are limited and often managed by other organizations, which can make scheduling access difficult for independent leagues. Discovery Church's property is located within approximately 1.3 miles of the Cibolo Sports Complex and the Cibolo Multi-Event Center, and less than one mile from the Cibolo Family YMCA. While these facilities provide important recreational opportunities for the community, Cibolo's continued population growth has increased demand for additional recreational space. Significant residential development is occurring South of the property, positioning the site to serve a rapidly growing portion of the Cibolo community. The overall goals of the Discovery Community Recreation Fields & Track project are to expand recreational opportunities and support healthy, active lifestyles for Cibolo residents. Specifically, the project aims to: Expand youth sports opportunities by providing additional field space for organized leagues and recreational play. Promote active lifestyles for all ages through the development of a looped walking track accessible to the community during daylight hours. Provide accessible outdoor recreation space where families can gather, exercise, and participate in community activities. Strengthen community partnerships by collaborating with organizations such as i9 Sports to provide organized youth programming. These goals support the City of Cibolo's strategic priorities related to partnerships, youth activities, and quality of life.

Funding Proposal

How will you use the requested grant funds for your proposed program?

Grant funds will be used to support initial site preparation and planning for recreational use of the property, including preliminary land leveling, field layout planning, and early-stage preparation needed to support youth sports fields and a looped community walking track. These early steps will help prepare the property for the development of the Discovery Community Recreation Fields & Track, allowing the project to move from concept to implementation.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes. Discovery Church is contributing the use of 15 acres and existing parking infrastructure to support the project. The church is also exploring partnerships with organizations such as i9 Sports, which may provide youth sports programming and additional development support.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Discovery Church has begun preliminary discussions with i9 Sports, a nationally recognized youth sports organization that provides organized recreational leagues for children. If the fields are developed, i9 Sports may provide structured youth sports programming, including league organization, coaching support, and scheduling. Discovery Church would provide the land and oversee the stewardship and long-term community use of the property.

If this is a new program, do you have organizational experience or research that supports your proposal?

While the development of recreation fields would be a new initiative, Discovery Church has extensive experience serving families and hosting community programs in Cibolo. Additionally, partnerships with organizations such as i9 Sports, which has significant experience organizing youth sports leagues, would provide expertise in recreational programming and operations.

What is the timeline for implementing this grant?

Spring 2026: Planning and coordination with community partners and project planning. Summer–Fall 2026: Initial site preparation and layout planning for recreational fields and walking track. Fall 2026: Potential launch of youth sports programming and community recreational use, depending on development progress.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Benjamin A. Johnsen

Date

03/14/2026

Format: MM/DD/YYYY

History

Update By: Jeanette Gonzalez

Private - 1 month ago () - #1

- Changed status from **Open** to **Acknowledged**

Update Submission

Status

Acknowledged

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

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Paragraph

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Press Alt+0 for help 0 words Build with tinyMCE

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Make Post Public?

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

GCCAC Operating Funds

Organization Name:

Guadalupe County Children's Advocacy Center

Program Goals:

- Provide trauma-informed services for abused and neglected children
- Support forensic interviews, advocacy, counseling, and prevention education
- Enhance child safety, healing, and long-term community well-being

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships through collaboration with law enforcement, schools, CPS, and community agencies to protect vulnerable children and families.

Residents Served:

Served 268 Cibolo residents during fiscal year 2026 through forensic interviews, counseling, advocacy, and family support services.

Funding & Sustainability:

$12,000 requested to support general operating expenses and continued expansion of services for children and families in western Guadalupe County. Sustainability supported through private donations, fundraising, and state and federal grant funding.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-22 20:01:36

Submission IP: 98.29.1.4 (172.31.75.67)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Guadalupe County Children's Advocacy Center

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

41-2071236

Mailing address

265 Wetz Seguin, TX 78108

Main Phone Number

830-303-4760

Location of Main Office

Seguin, TX, Satellite office in Schertz, TX

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

gccac.net

Executive Director or Top Executive

Christy Williams

Phone Number

830-303-4760

Email

cwilliams@gccac.net

Contact for this Application

Christy Williams

Phone Number

830-303-4760

Email

development@gccac.net

Proposal Title

GCCAC Operating Funds

*** Total Funding Requested**

12,000

*** Type of Request**

- [ ] **New Program**
- [x] **Existing Program**
- [ ] **Expansion of an existing program**
- [ ] **New Collaboration**

*** Alignment with City's Strategic Plan**

- [ ] **Economic Development**
- [ ] **Infrastructure**
- [x] **Partnerships & Relationships**
- [ ] **Quality of Life**
- [ ] **Financial Integrity**
- [ ] **Operational Excellence**

Commitment to Cibolo

What year did your organization begin serving Cibolo?

The Guadalupe County Children's Advocacy Center (GCCAC) is a non-profit organization serving children and non-offending caregivers who have experienced abuse and neglect. The agency opened its doors, serving the families of Guadalupe County, to include Cibolo, in 2004. A satellite location was opened in October 2016 in the City of Cibolo to better meet the needs of those in the community by bringing the specialized services closer to the West end residents of Guadalupe County. The satellite is now located in Schertz (3.5 mi from Cibolo City Hall), continuing to serve the children and families of Cibolo.

Describe your organization's work in Cibolo.

GCCAC opened in 2004 to serve children and families when there are allegations of sexual abuse, physical abuse, neglect, sex or labor trafficking, and drug endangerment, as well as when they have been a witness to crimes such as domestic violence, homicide, arson, and burglary. The county attorney, along with law enforcement and Child Protective Services, started this children's advocacy center in Guadalupe County to enhance the safety of the community, ensure justice while reducing trauma for children and families, and prevent children from experiencing future victimization. The goal was also to alleviate the burden on children and their families brought on by the investigative and judicial processes. These goals are achieved through coordinating cases, enhancing investigations, building stronger cases for prosecution, and awareness and education efforts. They are also achieved by providing comprehensive, trauma-informed services to support children and families as they move through the justice system and healing process. The GCCAC provides non-leading, developmentally appropriate forensic interviews at the request of law enforcement and child protection workers. The center is an ongoing resource to the families served and aids clients through the healing process by providing advocacy and counseling services free of charge for as long as needed. These specialized, trauma-informed interventions ensure children and families will go on to be productive and successful members of the community. The GCCAC also takes a proactive approach to prevent child abuse and neglect by teaching educators and community members how to recognize and report child abuse, spreading awareness in the community, and teaching radKIDS and MBF Child/Teen Safety Matters to school-aged children. All prevention efforts are aimed at decreasing the number of children needing responsive services in the future. The GCCAC is committed to cultivating a brighter and safer future for children in Guadalupe County. The GCCAC is an accredited member of Children's Advocacy Centers of Texas (CACTX) and National Children's Alliance (NCA). With 70 children's advocacy centers (CAC) in Texas, the GCCAC is the only CAC directly serving individuals in Guadalupe County. The location and proximity to Cibolo has allowed GCCAC to continue to serve the children of Cibolo, totaling 85 forensic interviews completed for 65 cases at the request of Cibolo Police Department with an additional 92 forensic interviews of children completed from the SCUCISD school district in 2025.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

Child abuse victimization is a persistent and pervasive problem in Guadalupe County, and with continued population increases and the cycle of violence, there will likely be an increase in child victims in the months and years to come. Cibolo residents are provided a service at GCCAC that aligns with the City of Cibolo's strategic plan aimed at building strong connections and relationships with community partners, residents, and employees. The GCCAC offers unparalleled services to aid victims of abuse to support them into being survivors. The GCCAC serves the most vulnerable children of Cibolo and Guadalupe County, fostering support for their healing and providing them a voice in their time of need. With early intervention, safety and connection to the self and the community will grow, benefiting the overall well-being of Cibolo and surrounding communities.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

In fiscal year ‘26, GCCAC served 268 individual clients from the city of Cibolo, consisting of 28% of our county service provisions. These services include forensic interviews, initial family advocacy, ongoing follow up through our family advocacy program, case coordination and review, and mental health services. These services span months to years worth of support and healing for the children and families of Cibolo.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

The GCCAC is committed to serving the community and supporting the children and families of Cibolo and Guadalupe County. The GCCAC is funded through private donors, fundraising, and local, state, and federal grant programs.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project’s overall goals.

GCCAC serves children and families throughout Guadalupe County, to include Cibolians – and contiguous counties, by request – when there are criminal or safety concerns such as sexual or physical abuse, domestic violence, drug exposure, and homicide. The Cibolo Police Department is a current partner agency with the GCCAC. We provide legally sound, developmentally appropriate forensic interviews, ongoing family advocacy support, and counseling services for children and non-offending family members of these Cibolo residents. Sadly, the demand for our services is increasing with the increase in population in this area. The GCCAC plans to utilize these funds to continue the important work of victim support and healing in the Cibolo community. By funding general operating costs at the agency we will be able to continue our mission and goal to end the cycle of abuse, the effects of trauma on children, and enhance the safety of the community.

Funding Proposal

How will you use the requested grant funds for your proposed program?

The GCCAC is continuing to grow the work that we do on the west end of Guadalupe County to better serve the children and families located there. GCCAC continually sees an increase in services requested specifically from the Cibolo Police Department from year to year. The funds will be used towards our general operating costs to provide funding to these needed and necessary services, fueling the ongoing mission of the agency.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

While there are no matching or incentive funds at this time, these donations directly benefit the work that we do.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

The GCCAC is in constant contact with our partners, including the Cibolo Police Department, to ensure that our services are meeting their needs and the needs of the Cibolo residents they refer to us for services. We greatly appreciate this opportunity to apply for this grant and to collaborate with the City and Cibolo Police Department.

If this is a new program, do you have organizational experience or research that supports your proposal?

GCCAC has been serving the community since 2004. In that time we have provided 9,215 forensic interviews, 1,008 initial advocacy services with ongoing follow-up and coordinated services, and 28,000 total counseling hours. The work and support provided by GCCAC is unparalleled in the community, providing evidence-based and trauma-informed services from highly trained professionals in this specialized field. Child abuse includes sexual and physical abuse, neglect, drug exposure, bullying, cyberbullying, teen dating violence, as well as witnesses to domestic violence, homicide, or other crimes, and has lasting effects on the victim. The Adverse Childhood Experiences Study demonstrates that children who have experienced trauma are more likely to engage in early initiation of smoking, sexual activity, and illicit drug use. They are also more likely to suffer academically and experience long-term psychological effects, to include depression, anxiety, and suicidal ideation. Children with multiple traumas have significantly higher rates of heart disease, chronic pulmonary lung disease, hepatitis, and diabetes. When left untreated, a child's experience of and response to trauma can have a lasting emotional and physical impact on the rest of their lives and lead to hindered brain development, diminished self-esteem, suicide, other poor health outcomes, and participation in unhealthy relationships, which can also perpetuate the cycle of violence. These types of victimizations are inherently hidden, persistent, and pervasive problems in Guadalupe County, and with continued population increases and the cycle of violence, there will likely be an increase in child victims in the months and years to come. Without community knowledge of these issues and the resources that respond to them, children and adults will be less empowered to speak up about abuse, leading to many children remaining in unsafe environments and situations. With these cases going unreported, children will not receive the crucial services offered through the GCCAC and MDT approach. It is imperative that the community recognize these issues and that through their report, child victims will gain access to responsive services in place to support their needs.

What is the timeline for implementing this grant?

The grant funds would support general operating expenses to support the work of the GCCAC throughout fiscal year 2026-2027.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

* **Signature**	**Date**
Christy Williams	04/22/2026
	Format: MM/DD/YYYY

History

Update Submission

Status	**Priority**	**Due Date**
Open	Normal	

Assigned To	**Department**
Jeanette Gonzalez	Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

p Press Alt+0 for help 0 words Build with tinyMCE

Submit **Make Post Public?**

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Ron Pedde Memorial Community Garden Revival

Organization Name:

Guadalupe County Master Gardeners

Program Goals:

- Promote healthy lifestyles and environmental education through community gardening
- Provide accessible gardening and educational opportunities for residents of all ages
- Expand community outreach through workshops, events, and sustainable garden improvements

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships and Quality of Life initiatives by providing accessible outdoor experiences, educational programming, and collaborative community engagement opportunities.

Residents Served:

Served hundreds of residents through educational events, plant sales, and ongoing community garden operations, with continued expansion planned.

Funding & Sustainability:

$2,900 requested to support raised beds, greenhouse infrastructure, accessibility tools, and community garden improvements. Sustainability supported through volunteer operations, educational programming, and annual fundraising events.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-29 16:34:01

Submission IP: 45.21.39.193 (172.31.64.131)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Guadalupe County Master Gardeners - Ron Pedde Memorial Community Garden

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

1-74-2662991-5

Mailing address

210 E. Live Oak St, Seguin, TX 78155

Main Phone Number

8303033889

Location of Main Office

State office: 2144 TAMU College Station, TX 77843-2144

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

https://txmg.org/

Executive Director or Top Executive

April Rippel (President)

Phone Number

8304332218

Email

adrippel@gmail.com

Contact for this Application

Rachel Eiland

Phone Number

7575132842

Email

rachel.eiland@outlook.com

Proposal Title

Ron Pedde Memorial Community Garden

*** Total Funding Requested**

$2,900

*** Type of Request**

- [ ] New Program
- [ ] Existing Program
- [x] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

October 2025

Describe your organization's work in Cibolo.

A dedicated group of Guadalupe County Master gardeners organized and put into action a plan to revive the Ron Pedde Memorial Community Garden. With assistance from the City of Cibolo the damage from the earlier flooding was leveled and raised beds placed back. The city installed multiple butters sticks and created a natural berm to mitigate future flooding. We are currently open 3 days a week and one Saturday a month. We are growing in all available space; lettuce, bean, pea, pepper, eggplant, zucchini, turnip, corn, okra, potatoes, and a good selection of herbs. Produce is available to anyone in the community present at time of harvest; produce is donated to Cibolo Senior Center or The Brook's Community. We have had 2 separate education events; Bee Week (Home Schooler) and irrigation install (adult learners)

How does your proposed program or event align with the City of Cibolo’s Strategic Plan?

Quality of Life Alignment At Ron Pedde Memorial Community Garden we strive to create a beautiful space and healthy living opportunities that is accessible to all; the space is mostly ADA compliant and we will continue to make accessibility improvements. Goals to expand educational options with Greenhouse, compost station, and natural walking trails. Current Partnerships and Community Relations - UCSC ISD - Scouts - Home School - 4H /FFA - 18+ Students - Cibolo Senior Center - The Brook's Community

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

Data from October 2025-Present Coffee & Community(1/26) - 15 people attended Home School Education Event(2/26) - 163 students (not including parents) Irrigation Set-up Class(4/9) - 12 students Plant Sale(4/18) - 260 people attended Everyday operations - ~5-12 people per week

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

We intend to continue to operate the garden; plant, tend, and harvest. We would love to be able to increase the open hours at the garden so everyone has an opportunity to enjoy the space. We intend to offer ~2-4 educational events per quarter. The Plant Sale was a big success; we hope to make it an annual event.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project’s overall goals.

This gardens namesake, Mr. Ron Pedde, was dedicated to connecting the community to nature and preserve wildlife. We are honored to pick up this torch and carry it forward with pride. Overall Goal: promote healthy lifestyle choices, educate the public on plant growth/health, earth-kind practices, and working with your environment. (We are situated in a Natural Wetland) There is no publicly accessible community garden in the local area.

Funding Proposal

How will you use the requested grant funds for your proposed program?

We would utilize any awarded funds with the purchase of the below items: Vego Raised beds (will replace 5 beds) - $950 total Plexiglass Notice Board - $300 Greenhouse Base and frame - $1500 (polycarb panels have been donated) Accessibility Tools - $150 (kneeling bench, standing weeder, gloves, and hand tools) Total: $2900

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

No

Identify collaborating partners for the program or project and describe their role and expertise, if any.

The Texas Master Gardener program is an educational volunteer program conducted by the Texas AgriLife Extension Service of the Texas A&M University System. Master Gardeners (MGs) are members of the local community who take an active interest in their lawns, trees, shrubs, flowers and gardens. Master Gardener's are enthusiastic, willing to teach and learn. We have all sorts of "experts" at our fingertips.

If this is a new program, do you have organizational experience or research that supports your proposal?

While the Ron Pedde Memorial Community Garden itself is not new the opportunities and community outreach is new. See Above.

What is the timeline for implementing this grant?

If awarded funds we will be able to move forward with planned improvements in Fall 2026.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

* **Signature**	**Date**
Rachel Eiland	04/29/2026
	Format: MM/DD/YYYY

History

Update Submission

Status	**Priority**	**Due Date**
Open	Normal	

Assigned To	**Department**
Jeanette Gonzalez	Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

p Press Alt+0 for help 0 words Build with tinyMCE

Submit **Make Post Public?**

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

H.O.P.E. Elite Youth Leadership Program — Cibolo Launch

Organization Name:

H.O.P.E. Leadership Group LLC

Program Goals:

- Develop leadership, discipline, and accountability among student-athletes
- Provide mentorship and college-readiness experiences for Cibolo youth
- Create structured youth development opportunities that extend beyond athletics

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships, Support Youth Activities, and memorable youth experiences by delivering leadership development programming and college exposure opportunities for local student-athletes.

Residents Served:

Projected to serve approximately 25–40 Cibolo student-athletes during the grant period through workshops and leadership programming.

Funding & Sustainability:

$2,500 requested to support workshop materials, scholarships for underserved participants, and transportation/logistics for college campus experiences. Sustainability supported through enrollment revenue and local sponsorship development.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-09 14:46:18

Submission IP: 168.235.136.111 (172.31.29.198)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

H.O.P.E. Leadership Group LLC

501(c) 3 Status

☐ **Yes** ☑ **No**

501(c)3 Number

NA

Mailing address

7700 Broadway Street, Ste 104, San Antonio, TX 78209

Main Phone Number

(830) 243-6800

Location of Main Office

4987 Anahuac Cibolo, TX 78108

Is your main office located in Cibolo?

☑ **Yes**
☐ **No**

Website address

https://hopeleadershipgroup.org/

Executive Director or Top Executive

Akil Williams

Phone Number

(830) 243-6800

Email

Akil@hopeleadershipgroup.org

Contact for this Application	Phone Number	Email
Rebecca Pilialoha	(830) 243-6800	Rebecca@hopeleadershipgroup.org

Proposal Title	* Total Funding Requested
H.O.P.E. Elite Youth Leadership Program — Cibolo Launch	$2,500

*** Type of Request**

- [x] New Program
- [ ] Existing Program
- [x] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2026

Describe your organization's work in Cibolo.

H.O.P.E. Leadership Group LLC is a youth leadership and development organization founded and operated by Cibolo resident Akil Williams. H.O.P.E. — Habits, Ownership, Purpose, and Execution — equips middle and high school student-athletes with the mindset, discipline, and accountability needed to succeed in the classroom, in their sport, and in life. In 2026, H.O.P.E. is launching formal programming for Cibolo youth through the H.O.P.E. Elite Workshop and the H.O.P.E. Elite Program. The connection to this community runs deep — Akil's son Makai Williams is a Steele High School alumnus and current Division I linebacker at Tulane University, and the same principles that shaped his journey are the foundation of every H.O.P.E. session. This grant represents an opportunity to invest those same principles directly into the next generation of Cibolo student-athletes.

How does your proposed program or event align with the City of Cibolo’s Strategic Plan?

H.O.P.E. Leadership Group aligns directly with three initiatives in the City of Cibolo's FY23-27 Strategic Plan. Initiative 3.1 — Partnerships & Relationships: H.O.P.E. is a Cibolo-based organization actively building relationships with local schools and athletic programs, including ongoing discussions with Steele High School, to deliver leadership development where Cibolo youth already are. Initiative 4.3 — Support Youth Activities: H.O.P.E. exists to develop student-athletes beyond physical performance. The program builds the habits, accountability, and purpose that determine whether a young person succeeds at the next level — in athletics and in life. Initiative 4.4 — Memorable Experiences: Grant funds will help support a college campus experience bringing Cibolo student-athletes to a Division I university environment, giving them a firsthand look at what preparation and opportunity look like at the highest level.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

Prior fiscal year: 0. H.O.P.E. is launching formal Cibolo programming in 2026. Estimated to be served by this request: 25–40 Cibolo student-athletes through workshop delivery and Elite Program enrollment during the grant period.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

H.O.P.E. is a self-sustaining model. Workshop fees and program enrollment generate the revenue that funds continued operations. This grant serves as launch capital to establish H.O.P.E.'s presence in Cibolo, build school relationships, and deliver initial programming. Once those relationships are in place, the program operates independently of city funding. H.O.P.E. is also actively pursuing local business sponsorships to fund scholarship slots for athletes whose families cannot cover program fees — ensuring access isn't limited by economics.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

Cibolo is a growing community with a strong athletic culture. But talent alone doesn't create opportunity — preparation does. Nationally, only 6% of high school athletes compete in college, and fewer than 2% reach the Division I level. The difference is rarely physical. It's the habits, mindset, and accountability that most young athletes are never formally taught. Akil Williams has lived that reality from both sides. As a Cibolo resident, longtime youth coach, and father of Makai Williams — a Steele High School alumnus and current Division I linebacker at Tulane University — he's seen firsthand what separates athletes who earn opportunities from those who don't. H.O.P.E. Leadership Group was built to close that gap for Cibolo youth. The program's overall goals are simple: develop student-athletes who show up with discipline in the classroom, accountability in their sport, and a clear sense of purpose beyond the game — because those are the young people who make this community proud long after their playing days are over.

Funding Proposal

How will you use the requested grant funds for your proposed program?

The $2,500 grant will be allocated across three areas of direct program delivery: Workshop materials and supplies, including wristbands and printed resources for Cibolo student-athletes, are approximately $500. Scholarship funding to cover Elite Program enrollment for athletes whose families cannot afford the program fee is approximately $1,500. Logistics support for the college campus experience component planned for Fall 2026, including transportation, is approximately $500. Every dollar stays directly connected to the student-athletes we serve!

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes. H.O.P.E. is actively pursuing sponsorship conversations with RBFCU and Frost Bank, two community financial institutions with deep roots in the San Antonio and Cibolo region, as well as other local businesses and regional foundations. A City of Cibolo grant award strengthens those conversations by demonstrating that the program has earned municipal recognition. The goal is to use this grant as a foundation that attracts additional funding — not a substitute for it.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

H.O.P.E. is in active discussion with Steele High School Head Football Coach David Saenz to bring workshop programming directly to the Steele athletic program. Coach Saenz brings deep knowledge of the Cibolo student-athlete community and direct access to the young men H.O.P.E. exists to serve. Additionally, H.O.P.E. is pursuing a formal partnership with Tulane University Athletics to support the college campus experience component of programming — providing Cibolo student-athletes access to a Division I environment and the standard of preparation it demands.

If this is a new program, do you have organizational experience or research that supports your proposal?

H.O.P.E. Leadership Group is not a new organization — it is an established program expanding into Cibolo. Akil Williams brings over a decade of direct youth mentorship experience, including years with the Violence Free Zone program serving Milwaukee, Wisconsin schools. H.O.P.E. has delivered workshops to student-athlete groups across the greater San Antonio area and carries documented testimonials from former students, coaches, and community leaders. The program's credibility is also personal. Akil's son Makai Williams is a Steele High School alumnus who went on to earn a Division I scholarship and built the kind of record that doesn't happen by accident. The H.O.P.E. framework wasn't designed in a classroom — it was built from lived experience on both sides of that journey.

What is the timeline for implementing this grant?

Upon award, H.O.P.E. will implement the following within the grant period: Month 1, finalize partnership with Steele High School and schedule workshop dates; Months 2–3, deliver H.O.P.E. Elite Workshops to Cibolo student-athlete groups; Month 3–4, enroll first Cibolo cohort in the H.O.P.E. Elite Program; Fall 2026, execute college campus experience for qualifying participants.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Akil Williams

Date

04/09/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

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Press Alt+0 for help 0 words Build with tinyMCE

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City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Parenting Pathways: Equipping Cibolo Families for Success

Organization Name:

Resources for Women dba Horizon Pregnancy Resources

Program Goals:

- Provide pregnancy and parenting education
- Strengthen family stability and parenting confidence
- Offer infant care resources and fatherhood support

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships by strengthening support systems for families through education and mentoring.

Residents Served:

Served 103 families in 2025, with projected growth to 125 families in 2026.

Funding & Sustainability:

$2,500 requested to expand the Earn While You Learn parenting education program and support resources.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-03-17 13:34:07

Submission IP: 70.123.229.141 (172.31.71.200)
proxy-IP (raw-IP)

Status: Acknowledged

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Resources for Women dba Horizon Pregnancy Resources

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

46-3364127

Mailing address

19115 Farm to Market Road 2252, Suite 1, Garden Ridge, TX 78266

Main Phone Number

210-651-1611

Location of Main Office

19115 Farm to Market Road 2252, Suite 1, Garden Ridge, TX 78266

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

www.hprtx.org

Executive Director or Top Executive

Leah Watson

Phone Number

903-399-4607

Email

director@hprtx.org

Contact for this Application

Leah Watson

Phone Number

9033994607

Email

director@hprtx.org

Proposal Title

Parenting Pathways: Equipping Cibolo Families for Success

*** Total Funding Requested**

$2500

*** Type of Request**

- [ ] New Program
- [ ] Existing Program
- [x] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [ ] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2014

Describe your organization's work in Cibolo.

Since opening our doors in 2014, Horizon Pregnancy Resources has served families throughout the Cibolo community by providing free pregnancy and parenting support to women and men facing unexpected or difficult pregnancies. Cibolo has consistently been one of the top communities we serve. In 2025, nearly 29% of our clients lived in Cibolo, making it the highest represented zip code among those we serve. In 2024, 25% of our clients were Cibolo residents, demonstrating the continued need for these services in the community. Our work focuses on helping families move from crisis to stability. We provide pregnancy testing, limited obstetric ultrasounds, parenting education, fatherhood support, professional counseling, and practical resources such as diapers, baby clothing, and essential infant supplies. Through our education programs, parents learn skills that strengthen their ability to care for their children, build healthy family environments, and work toward long-term stability. Many of the families we serve are navigating financial stress, housing instability, relationship challenges, or lack of support systems. By offering education, resources, and compassionate support, we help parents build confidence and practical skills so they can create healthier futures for their children.

How does your proposed program or event align with the City of Cibolo’s Strategic Plan?

Horizon Pregnancy Resources aligns strongly with the City of Cibolo’s Strategic Plan goal of building strong connections and relationships with community partners and residents. For more than a decade, our organization has served as a trusted community partner for families in the Cibolo area. Our programs support parents during one of the most significant transitions in life, welcoming a child, while equipping them with tools that promote healthy families and long-term stability. Our proposed program expansion strengthens these community partnerships by increasing the resources available to local parents, particularly expectant mothers and fathers and young families who may otherwise lack guidance or support. Through parenting education, fatherhood mentoring, and access to practical infant care supplies, we help families build stronger foundations. These services complement the City’s vision of a thriving community by investing in the well-being of residents and strengthening family units. When parents have the knowledge, confidence, and resources to care for their children, the entire community benefits. By continuing to partner with local organizations, churches, healthcare providers, and community leaders, Horizon helps ensure that families in Cibolo have access to the support they need to flourish.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

103 families in 2025; 125 expected in 2026

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

During the prior fiscal year, 102 unduplicated Cibolo residents received services through Horizon. With the support of this grant and the continued growth of our programs, we estimate serving approximately 125 Cibolo residents during the upcoming year. Demand for services continues to grow as more families become aware of the support available to them. This request will help ensure that we can meet the increasing need among Cibolo residents seeking pregnancy support, parenting education, and practical resources for their children.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

Horizon Pregnancy Resources was established in 2014 to address a significant gap in services for the Cibolo and Schertz communities. At that time, the closest pregnancy resource center was approximately 15 miles away, creating a barrier for many individuals seeking support during an unexpected pregnancy. Since opening, our client data has consistently confirmed the ongoing need for services within Cibolo. Each year, a significant portion of our clients come from this community, and demand continues to grow as awareness increases. The families we serve often face challenges such as limited financial resources, lack of parenting support, and uncertainty about how to navigate pregnancy and early parenthood. Without guidance or practical support, these circumstances can place additional stress on already vulnerable families. Our program aims to address these needs by providing education, encouragement, and material support that empowers parents to care for their children with confidence. The overall goals of the program are to: • Equip parents with practical knowledge and parenting skills • Strengthen family stability and confidence in early parenthood • Provide essential infant supplies that reduce financial stress • Encourage healthy father involvement and support for families • Help families build a strong foundation that benefits future generations By investing in parents during this critical season of life, we help create healthier family environments and contribute to the long-term well-being of the Cibolo community.

Funding Proposal

How will you use the requested grant funds for your proposed program?

Grant funds will be used to expand Horizon Pregnancy Resources' Earn While You Learn (EWYL) program, a parenting education initiative that equips families with practical skills while providing essential baby items as they complete lessons. EWYL allows parents to participate in classes covering topics such as prenatal care, newborn care, financial responsibility, healthy relationships, and child development. As participants complete lessons, they earn points that can be redeemed for critical items like diapers, clothing, and larger necessities such as car seats. Funding will support three key areas of program expansion: 1. Technology to Increase Access and Efficiency Funds will be used to purchase iPads that allow clients to complete lessons, build resumes, access financial literacy tools, and connect with community resources. These devices will also allow staff and volunteers to serve clients in multiple rooms simultaneously, increasing capacity and reducing wait times. In addition, iPads will enable licensed counselors to provide virtual sessions, expanding access to mental health support. 2. Flexible Program Space A mobile TV stand and screen will allow multiple rooms within the center to be used for classes, mentoring, and telehealth services. This flexibility will significantly increase the number of clients that can be served at one time. 3. Fatherhood Engagement and Family Incentives Funding will support the expansion of fatherhood programming through the purchase of evidence-based curriculum, as well as incentives such as car seats and "dad bags." These items encourage participation and completion of courses while equipping fathers to be active, confident providers and caregivers. Together, these investments will allow Horizon Pregnancy Resources to serve more Cibolo families more effectively while strengthening the overall impact of the program.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes, this program creates strong opportunities for matching and incentive-based support. Horizon Pregnancy Resources actively engages local businesses, churches, and community donors to contribute toward program needs, including baby items and educational resources. We will pursue partnerships with retailers such as Walmart and other local businesses to secure donated or discounted items, particularly for program incentives like car seats and baby supplies. Additionally, individual donors frequently give toward tangible needs within our programs, and this initiative provides clear, meaningful opportunities for them to contribute. For example, donors can directly support the purchase of technology, sponsor educational materials, or provide essential items for participating families. City funding will serve as a catalyst, helping us leverage additional community support and maximize the overall impact of the program.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Horizon collaborates with a network of community partners to ensure families receive comprehensive support. Local healthcare providers and clinics refer patients who may benefit from pregnancy support, education, and resources. These partnerships help ensure early connection to services and continuity of care. We also work with professional counselors who provide mental health support to clients navigating stress, anxiety, and life transitions. Community organizations, churches, and local businesses contribute through referrals, volunteer support, and donations of essential items. These partnerships strengthen the overall network of care available to families in Cibolo. Together, these collaborations allow us to address not only immediate needs but also the broader factors that contribute to family stability.

If this is a new program, do you have organizational experience or research that supports your proposal?

This is not a new program, but an expansion of an established and highly utilized service. The Earn While You Learn program has been successfully implemented for several years, serving hundreds of families through structured parenting education and resource support. The curriculum used within EWYL and the fatherhood program is evidence-based and designed to improve parenting knowledge, strengthen family relationships, and promote positive outcomes for children. Our experience, combined with consistent client demand and measurable participation, demonstrates both the effectiveness of the program and the need for expansion.

What is the timeline for implementing this grant?

Implementation of this grant will begin immediately upon award. Because the Earn While You Learn program is already in place, funds will be used to quickly purchase and deploy equipment, expand curriculum offerings, and increase program capacity. Technology and equipment will be put into use as soon as they are received, allowing staff and volunteers to begin serving additional clients right away. Expanded fatherhood programming and incentive distribution will also begin immediately. This readiness ensures that Cibolo families will benefit from the grant with no delay.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Leah Watson

Date

03/17/2026

Format: MM/DD/YYYY

History

Update By: Jeanette Gonzalez

Private - 1 month ago () - #1

- Changed status from **Open** to **Acknowledged**

Update Submission

Status

Acknowledged

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

p

Press Alt+0 for help 0 words Build with tinyMCE

Submit

Make Post Public?

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Enhancing Youth Development & Community Quality of Life Through Structured Sports Programming

Organization Name:

JSA Youth Association

Program Goals:

- Increase access to structured youth programming
- Promote physical health, discipline, teamwork, and mentorship
- Expand structured recreational programming for underserved youth and families

Alignment with Cibolo's Strategic Plan:

Supports Quality of Life and youth development initiatives by providing structured sports programming, mentorship, and safe recreational opportunities for Cibolo youth.

Residents Served:

Previously served approximately 130–150 Cibolo youth annually, with projected growth to 175–200 participants through expanded programming.

Funding & Sustainability:

$12,000 requested to support equipment, facility usage, staffing, scholarships, and program expansion. Sustainability supported through sponsorships, program revenue, and community partnerships.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-30 11:28:35

Submission IP: 97.228.246.210 (172.31.25.6)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

JSA Youth Association

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

33-5069262

Mailing address

747 Gulf St , Unit 124, Cibolo, Tx

Main Phone Number

(210) 851-1855

Location of Main Office

747 Gulf St , Cibolo, Tx 78108

Is your main office located in Cibolo?

☑ **Yes**
☐ **No**

Website address

jordanskillsacademy.com

Executive Director or Top Executive

Ronnel Jordan

Phone Number

(210) 851-1855

Email

jordanskillsacademy@gmail.com

Contact for this Application

Ronnel Jordan

Phone Number

(210) 851-1855

Email

jordanskillsacademy@gmail.com

Proposal Title

Enhancing Youth Development & Community Quality of Life Through Structured Sports Programming

*** Total Funding Requested**

12,000

*** Type of Request**

- [ ] New Program
- [ ] Existing Program
- [x] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [ ] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2024

Describe your organization's work in Cibolo.

Jordan Skills Academy Youth Association (JSA) is a community-based nonprofit organization dedicated to providing structured youth development through basketball training, mentorship, and character education. Serving the Cibolo and surrounding communities, JSA delivers year-round programming including skill development sessions, youth leagues, camps, and mentorship initiatives focused on building discipline, leadership, and healthy lifestyles. Our organization currently serves over 200+ youth annually, with a strong concentration of participants residing in Cibolo. Through consistent weekly programming, we provide a safe, structured environment where youth can develop both athletic and life skills. In addition, JSA offers free and low-cost clinics, financial assistance, and scholarship opportunities to ensure access for underserved families. JSA's programming goes beyond recreation by implementing a measurable development system that tracks athlete progress, reinforces accountability, and promotes long-term growth—aligning with the City's vision of enhancing quality of life through meaningful youth engagement.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

JSA directly supports multiple pillars of the City of Cibolo's Strategic Plan, with a primary focus on Quality of Life, Partnerships & Relationships, and Youth Activity Development (Section 4.3). Our program enhances Quality of Life by providing consistent, structured recreational opportunities that promote physical health, mental discipline, and positive social engagement for youth. By creating safe, well-organized programming, we contribute to the City's goal of fostering vibrant, active communities and memorable youth experiences. JSA also aligns with the City's initiative to support and expand youth sports programming by serving as an established, scalable youth sports organization capable of increasing participation, maximizing facility usage, and supporting long-term planning efforts such as future sports complex development. Additionally, our organization strengthens community partnerships by working with local families, schools, and organizations, positioning JSA as a collaborative partner that contributes to the City's broader ecosystem of youth services.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

During the prior fiscal year, JSA served approximately 200–225 youth athletes, with an estimated 60–70% residing in Cibolo, equating to roughly 130–150 unduplicated Cibolo residents. With the support of this grant, we anticipate expanding our reach to serve 250–300 total youth participants annually, with an estimated 175–200 Cibolo residents directly benefiting from programming. This growth will be driven by increased program capacity, expanded offerings, and improved accessibility for families.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

JSA's programming is designed as a sustainable, year-round development system, not a one-time initiative. Following the grant period, program benefits will continue through a combination of: Ongoing membership-based training programs Seasonal leagues and camps Community partnerships and sponsorship support Reinvestment of program revenue into scholarships and program expansion Additionally, JSA has built a structured curriculum and development framework that allows for long-term scalability and consistency, ensuring continued impact for participants beyond the initial funding period.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

The need for structured youth programming in Cibolo has been identified through consistent participation growth, community feedback, and increasing demand for organized, high-quality training and recreational opportunities. As the population continues to grow, families are seeking safe, structured, and developmental environments for their children outside of school hours. JSA addresses this need by providing consistent programming that combines physical activity with mentorship and personal development. Program Goals: Increase access to organized youth sports opportunities Promote physical health, discipline, and teamwork Provide structured mentorship and character development Support underserved youth through financial assistance Enhance overall community engagement and youth participation

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Funding Proposal

How will you use the requested grant funds for your proposed program?

Grant funds will be used to directly enhance program delivery and expand access for Cibolo youth. Specifically, funding will support: Equipment (basketballs, training gear, performance tools) Facility usage and program space expansion Program staffing and coaching support Scholarships for underserved youth participants Program development resources to increase capacity These investments will allow JSA to serve more youth while maintaining a high-quality, structured experience.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes. JSA actively secures additional funding through sponsorships, program revenue, and fundraising initiatives, which serve as matching support for program sustainability. In addition, our organization reinvests internally generated revenue into scholarships and program enhancements, ensuring that grant funding is leveraged to maximize community impact.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

JSA collaborates with a network of community stakeholders including: Local schools and educators (youth engagement and referrals) Volunteer coaches and mentors (program delivery and mentorship) Community organizations and local businesses (sponsorship and support) These partnerships strengthen program delivery and ensure a well-rounded approach to youth development. JSA also remains open to continued collaboration with the City of Cibolo and related organizations to further expand programming opportunities.

If this is a new program, do you have organizational experience or research that supports your proposal?

While JSA continues to grow, the organization has already demonstrated strong success in delivering structured youth programming, serving over 200+ athletes annually with consistent engagement. Our approach is supported by a proven development system that integrates skill training, performance tracking, and mentorship. This structured framework ensures measurable outcomes and consistent program quality, distinguishing JSA from traditional recreational programs.

What is the timeline for implementing this grant?

The proposed program will follow a structured implementation timeline: Month 1–2: Program preparation, equipment acquisition, staffing coordination Month 2–3: Participant enrollment and onboarding Month 3–12: Full program implementation (training sessions, leagues, camps) Ongoing: Program evaluation, tracking participation, and reporting outcomes This timeline ensures a smooth rollout while maintaining consistent programming throughout the year.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

* **Signature**

Ronnel Jordan

Date

04/30/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

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Press Alt+0 for help 0 words Build with tinyMCE

Submit

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Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Miss Cibolo Scholarship Pageant

Organization Name:

Miss Cibolo Pageant

Program Goals:

- Provide scholarship opportunities and leadership development for young women
- Promote civic engagement, volunteerism, and community pride
- Encourage educational advancement and personal growth among participants

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships and Quality of Life initiatives by fostering community involvement, youth leadership, educational opportunities, and cultural engagement.

Residents Served:

Served 27 pageant delegates in 2025 while reaching thousands of community members through events and digital engagement efforts.

Funding & Sustainability:

$6,000 requested to support scholarship awards and float expenses associated with the Miss Cibolo Scholarship Pageant. Sustainability supported through donations, sponsorships, and volunteer-led fundraising efforts.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-12 21:09:03

Submission IP: 99.2.19.157 (172.31.29.198)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Miss Cibolo Pageant

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

46-4633039

Mailing address

129 Lindy Hills

Main Phone Number

2102161894

Location of Main Office

Cibolo

Is your main office located in Cibolo?

☑ **Yes**
☐ **No**

Website address

Executive Director or Top Executive

Susan DeLano

Phone Number

2103190600

Email

misscibolopageant@gmail.com

Contact for this Application

Tannya Bjork

Phone Number

2102161894

Email

tannyabjork@gmail.com

Proposal Title

*** Total Funding Requested**

6000

*** Type of Request**

- [ ] New Program
- [x] Existing Program
- [x] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2011

Describe your organization's work in Cibolo.

The Miss Cibolo Pageant is a unique event that turns beauty inside out! As a 501(c)(3) non-profit organization, the pageant—formally known as the Miss Cibolo Scholarship Pageant—provides young ladies with the opportunity to achieve their educational aspirations through scholarship awards. It also broadens their horizons through meaningful community involvement. Thanks to the generous contributions of local supporters, we have awarded scholarships and savings bonds to 40 young women, totaling over $61,800, to further their education and ambitions over the past 14 years. Our Mission & Call for Support As a volunteer-run organization, we rely entirely on private funding and donations. Every financial contribution directly supports our scholarship funds and ensures the continued operation of the Miss Cibolo Pageant program. With your partnership, we can continue to impact, transform, and empower young women as they pursue a promising future. Your support plays a critical role in enabling these young leaders to achieve their goals while giving back to their communities.

How does your proposed program or event align with the City of Cibolo’s Strategic Plan?

The Miss Cibolo Scholarship Pageant aligns with the City of Cibolo's strategic plan by fostering community engagement, celebrating local heritage, and supporting youth development. The pageant, a Cibolo original, emphasizes family, patriotism, and community spirit, reflecting the city's commitment to honoring its historic roots and promoting community involvement. By providing scholarships to young women, the pageant encourages educational advancement and personal growth, contributing to the development of future community leaders. This initiative supports the city's goal of investing in human capital to drive sustainable economic growth and community well-being. Additionally, the pageant's emphasis on community events and partnerships enhances civic pride and unity, aligning with Cibolo's objective to create a vibrant community that values its cultural l heritage and fosters strong community bonds.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

In 2025, the Miss Cibolo Scholarship Pageant had a significant impact on the community, serving as a platform for young women to develop leadership skills, gain confidence, and represent the City of Cibolo with pride. In 2025, the pageant featured 27 dedicated delegates who embodied the spirit of the city and showcased their talents, poise, and commitment to community service. Beyond the in-person participants that impacted thousands of Cibolo residents, the pageant also achieved remarkable engagement through its digital presence. On social media in 2025, the event reached an impressive 263,965 individuals, generating 1478 new followers, and 27,496 views. The community actively interacted with the pageant’s content, resulting in 71.9% coming from non followers and 29.1 % coming from followers. For fiscal year 2026, we have 23,386 views and 318 interactions so far. This demonstrates a strong level of interest and participation. As 2025 marked a rebuilding and relaunch year for the Miss Cibolo Scholarship Pageant, we anticipate even greater growth in 2026. With a strong foundation now in place, we look forward to expanding our reach, increasing participation, and continuing to celebrate the leadership and achievements of young women in our community.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

Our queens and ambassadors will continue to be role models for other young women within the community. They will continue to volunteer their time at local events, food pantries, and activities within our local school district. Our queens and ambassadors frequent Cibolo activities, to include community events, Council meetings, and grand opening events for new businesses within our community.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

The need for the Miss Cibolo Scholarship Pageant was determined through community research, stakeholder feedback, and an analysis of local opportunities for young women. Key indicators of this need include: 1. Limited Scholarship & Leadership Opportunities o Many young women in Cibolo face financial barriers to higher education, with limited access to local scholarship programs that specifically support their growth. o The pageant provides not only scholarships but also leadership development, helping participants gain confidence, public speaking skills, and career mentorship. 2. Community & Cultural Enrichment o Cibolo is a growing city with a strong sense of community, but young residents often lack structured programs that empower and celebrate their achievements. o The pageant serves as a platform for young women to engage with their community, become role models, and inspire others. 3. Encouraging Civic Engagement & Personal Growth o Through community meetings and discussions with local community members and families, we found a demand for programs that encourage leadership, volunteerism, and civic responsibility. o The Miss Cibolo Pageant fosters a spirit of service, encouraging contestants to lead initiatives that benefit Cibolo.

Funding Proposal

How will you use the requested grant funds for your proposed program?

Financial Needs of the Miss Cibolo Pageant Total Cost of Miss Cibolo Pageant: $18,000 Breakdown of Financial Needs: • Scholarships for Miss Cibolo Court: $3,000 • Float Expenses: $2,800 Total request $5,800

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Nothing

If this is a new program, do you have organizational experience or research that supports your proposal?

Nothing

What is the timeline for implementing this grant?

2026

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

* **Signature**	**Date**
Tannya Bjork	04/12/2026
	Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

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Press Alt+0 for help 0 words Build with tinyMCE

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Make Post Public?

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Mobile Wellness for Cibolo

Organization Name:

Northeast Lakeview College

Program Goals:

- Increase access to preventative healthcare screenings
- Promote health awareness and early disease detection
- Provide nursing student service-learning opportunities

Alignment with Cibolo's Strategic Plan:

Supports Quality of Life initiatives by improving community health awareness and access to preventative care.

Residents Served:

Served 1,129 Cibolo students, with the program expected to directly serve at least 50 residents annually and service-learning opportunities for 25 NLC nursing students.

Funding & Sustainability:

$2,500 requested for screening equipment, supplies, outreach, and wellness clinic support.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-17 09:50:36

Submission IP: 209.184.118.4 (172.31.75.67)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Northeast Lakeview College

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

74-6002173

Mailing address

1201 Kitty Hawk Road Universal City, TX 78148

Main Phone Number

210-486-5395

Location of Main Office

1201 Kitty Hawk Road Universal City, TX 78148

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

alamo.edu/nlc

Executive Director or Top Executive

Veronica Gacia

Phone Number

2104865485

Email

vgarcia2@alamo.edu

Contact for this Application

Simone Carnegie-Diaz

Phone Number

2104865395

Email

mcarnegie-diaz@alamo.edu

Proposal Title

Mobile Wellness for Cibolo

*** Total Funding Requested**

2500

*** Type of Request**

- [x] New Program
- [ ] Existing Program
- [ ] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [ ] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2007

Describe your organization's work in Cibolo.

Northeast Lakeview College (NLC) is a two-year, comprehensive community college established in 2007 as the newest of the five colleges in the Alamo Colleges District. With accreditation from the Southern Association of Colleges and Schools Commission on Colleges, NLC is committed to reducing poverty and social disparity through education. Indeed, NLC serves as an educational gateway with an open admission policy, making it easier to enroll regardless of prior academic record or time away from formal schooling, lower tuition rates that decrease the financial burden for low-income students, and flexible class schedules that allow for the negotiation of work and family responsibilities. NLC offers associate degrees in Arts and Sciences in 34 curriculum areas, Associate of Applied Science degrees in five career and technical fields, and certificates in eight CTE pathways. In fall 2025, NLC served 10,585 students.

How does your proposed program or event align with the City of Cibolo’s Strategic Plan?

Many Cibolo residents face barriers to preventive healthcare, including limited transportation, lack of insurance, and difficulty navigating the healthcare system. Chronic conditions such as hypertension and diabetes are prevalent in Guadalupe County, yet many individuals are unaware of their health status or are not receiving routine monitoring. Early identification of elevated blood pressure or abnormal blood glucose levels is essential to prevent long-term complications, including stroke, heart disease, kidney failure, and vision loss. The proposed NLC Nursing Student Mobile Wellness Clinic brings basic preventive health services directly to the Cibolo community at familiar community gatherings such as Cibolofest. As a faculty-led, student-driven service project, the Mobile Wellness Clinic provides blood pressure screenings, capillary blood glucose checks, and basic first aid, promoting early detection, health awareness, and appropriate referrals to community healthcare resources. Ultimately, the Mobile Wellness Clinic advances health equity while supporting the City of Cibolo’s commitment to promoting active lifestyles of its residents. Through accessible health screenings and educational outreach, the project empowers community members to make healthier lifestyle choices. Moreover, within the Mobile Clinic, NLC nursing students serve as role models, demonstrating health careers to Cibolo youth and reinforcing pathways to high-demand allied health degree programs offered in the community.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

In the 2025-2026 academic year, 1129 Cibolo residents attended Northeast Lakeview College. 5 Cibolo residents were enrolled in the College’s first A.A.S. Nursing degree, comprising 10.4% of the cohort. The proposed NLC Nursing Student Mobile Wellness Clinic will provide four mobile wellness events in Cibolo during the funding period, providing preventative health screenings for a minimum of 50 residents and service-learning opportunities for 25 NLC nursing students.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

NLC's nursing students currently engage in limited community health activities with borrowed or minimal equipment, which restricts the scope and consistency of outreach. Cibolo Strategic Partnership funding will enable the program to expand from occasional, small-scale screenings to a structured Mobile Wellness Clinic with standardized equipment, supplies, and branding. This expansion will increase outreach events from 2 to 4 annually, improve efficiency, and ensure professional, consistent experience for Cibolo residents and residents of surrounding communities. With a strong institutional commitment from NLC, the Mobile Wellness Clinic is sustainable beyond initial funding. For example, NLC nursing faculty will provide sustained leadership for the project by embedding planning, student preparation, clinical oversight, and evaluation into existing nursing program structures. By aligning mobile wellness activities with established curricular and clinical standards, faculty ensure the project's continuity, quality, and ethical delivery beyond the initial funding period. Volunteer staffing of the Mobile Wellness Clinic is also facilitated through structured service-learning experiences embedded within NLC's nursing courses that are repeatable and scalable across semesters. Students will rotate through defined role, including screening, documentation, and health education, under faculty supervision, creating a reliable workforce model that supports ongoing community outreach while reinforcing workforce development and professional competencies. Community partners, including local nonprofits, faith-based organizations, and community event organizers, will contribute stable outreach venues, assist with participant engagement, and facilitate referrals to follow up resources. This collaborative model strengthens community ownership, leverages shared resources, and supports the sustained delivery of preventive health services over time. Following the initial investment, the Mobile Wellness Clinic will be sustained through NLC institutional support and outside funding secured through state and private grants. Reusable equipment purchased with this grant significantly reduces future costs. Donations of medical supplies and health awareness materials form community healthcare providers will further support sustainability.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

The need for the NLC Nursing Student Mobile Wellness Clinic was identified through a review of regional and county-level public health data. Although city-specific health metrics are limited, data from Guadalupe County indicate a continued need to expand access to preventive health services, particularly for chronic conditions such as hypertension and diabetes. County health rankings, for example, indicate that Gudalupe County residents have a higher prevalence of diabetes than the national average (Guadalupe, Texas | County Health Rankings & Roadmaps). Chronic conditions, such as diabetes, remain leading contributors to cardiovascular disease and long-term health complications and are often underdiagnosed in communities with limited access to routine screening. As Cibolo and Guadalupe County experience heightened population growth, the demand for accessible, community-based health services is more pressing. Currently, county health rankings indicate a 4,060:1 ratio of primary care physicians to Gudalupe residents, 68% higher than the national average. This provider shortage underscores the need for innovative, community-based approaches that bring preventive care and health education directly to residents where they live and gather. The Mobile Wellness Clinic seeks to improve health equity in Cibolo by bringing free, preventive health services directly into the community at trusted local events. The project aims to increase access to blood pressure and blood glucose screenings, raise awareness of chronic disease risks, and connect residents to appropriate follow up care and community resources. At the same time, the clinic provides meaningful, faculty supervised service-learning experiences for nursing students, strengthening the local healthcare workforce pipeline and showcasing health careers to Cibolo youth. Overall, the project promotes early detection, healthier lifestyle choices, and stronger connections between residents, healthcare resources, and education pathways. The proposed project strives to achieve the following goals: - Increase access to preventative health screenings for Cibolo residents, serving a minimum of 50 unduplicated residents, - Promote early detection of chronic disease risks, health awareness, and healthcare referrals, leading to improved community health outcomes - Strengthen the local healthcare workforce pipeline by engaging NLC nursing students in service-learning experiences and increase awareness of NLC nursing degree programs for Cibolo residents.

Funding Proposal

How will you use the requested grant funds for your proposed program?

Grant funds will be used to purchase portable, reusable equipment and consumables to establish and operate the Mobile Wellness Clinic. The identification and purchase of equipment and consumables will be under the direction of NLC nursing faculty, all of whom are licensed health care practitioners with extensive experience in preventative testing and patient care. Equipment that includes portable automatic blood pressure monitors, manual blood press cuffs, glucometers and stethoscopes will be reusable for future outreach events. Consumable materials will include alcohol swabs, gloves, gauze, bandages. Grant funding will also include printing fees for educational materials and healthcare referrals.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

No matching or incentive funds are currently available within the organization. However, Northeast Lakeview College will provide substantial in-kind support through the dedicated time and expertise of nursing faculty and students to deliver Mobile Wellness Clinic services. In addition, the College will actively pursue donation of consumable supplies and educational materials from local healthcare providers and will seek external grant funding to sustain and expand the Mobile Wellness Clinic following the conclusion of this grant period.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Collaborative community-based partnerships include: • Center for Disease Control and Prevention will provide downloadable educational materials and health trackers. • Local nonprofits and faith-based organizations, for example, YMCA will assist with outreach and participant engagement • Healthcare and community resource organizations, for example, UT Health San Antionio will support referrals and follow-up care connections

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If this is a new program, do you have organizational experience or research that supports your proposal?

The NLC Nursing Student Mobile Wellness Clinic is supported by a body of research that demonstrates the effectiveness of preventive health screenings and mobile care delivery models. For example, research shows that routine blood pressure and blood glucose screenings are critical for identifying undiagnosed or early-stage hypertension and diabetes. These conditions often do not show symptoms but significantly increase the risk of stroke, heart disease, kidney failure, and vision loss if left untreated. Results of preventative screenings can lead to early intervention and improved disease management outcomes. Research also supports the use of mobile health clinics as an effective strategy for delivering preventive services to populations facing barriers such as limited transportation, lack of insurance, or reduced access to primary care. Studies indicate that mobile clinics improve screening rates, increase early disease detection, and are a cost effective, community responsive approach to reducing health disparities, particularly in underserved or rapidly growing communities. Mobile Health Is Worth It! Economic Benefit and Impact on Health of a Population-Based Mobile Screening Program in New Mexico - PMC Screening for Prediabetes and Type 2 Diabetes: US Preventive Services Task Force Recommendation Statement | Diabetes | JAMA | JAMA Network Screening for Hypertension in Adults: US Preventive Services Task Force Reaffirmation Recommendation Statement | Cardiology | JAMA | JAMA Network

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What is the timeline for implementing this grant?

The project timeline has three distinct phases: project planning, mobile clinic delivery, and project evaluation. Project Planning (Months 1 – 4) June – August 2026 • Finalize project planning, confirm community event dates in coordination with the City of Cibolo and area non-profit organizations. • Identify and purchase supplies and equipment. • Integrate student service-learning requirements into NLC Nursing courses. September 2026 • Complete student training and competency verification Mobile Clinic Delivery (Months 5–11) October 2026 – April 2027 • Participate in 4+ Cibolo community events, providing health screenings, health education and referrals to community resources. • Track volunteer participation, screenings (number and type), student learning metrics, and collect short surveys of community participants Evaluation and Reporting (Month 11) May 2027 • Compile participation data, community feedback and student learning measures to assess overall impact of project.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

* **Signature**	**Date**
Simone Carnegie-Diaz	04/17/2026
	Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

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Press Alt+0 for help 0 words Build with tinyMCE

Submit

Make Post Public?

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Cibolo Bicycle Safety & Community Education Program

Organization Name:

Pedal SATX

Program Goals:

- Provide bicycle safety education and visibility resources
- Promote safe use of streets and trails
- Encourage healthy lifestyles through cycling

Alignment with Cibolo's Strategic Plan:

Supports Infrastructure, Partnerships & Relationships, and Quality of Life initiatives through bicycle safety and recreation programming.

Residents Served:

Estimated to serve 100–150 residents annually through workshops and community rides.

Funding & Sustainability:

$4,500 requested for safety equipment, outreach materials, and bicycle safety education programming.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-09 14:02:00

Submission IP: 173.174.131.27 (172.31.67.9)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Pedal SATX

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

331292460

Mailing address

Main Phone Number

Location of Main Office

Cibolo

Is your main office located in Cibolo?

☑ **Yes**
☐ **No**

Website address

www.pedalsatx.com

Executive Director or Top Executive

Tina Beecham

Phone Number

2104731109

Email

pedalsatx@outlook.com

Contact for this Application

Phone Number

Ex. (123) 456-7890

Email

Proposal Title

Cibolo Bicycle Safety & Community Education Program

*** Total Funding Requested**

$4,500

*** Type of Request**

- [x] New Program
- [ ] Existing Program
- [ ] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [x] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2026

Describe your organization's work in Cibolo.

Pedal SATX is expanding its bicycle safety and education efforts into Cibolo to support a growing need for safe, accessible cycling and outdoor recreation. Our work will focus on providing hands-on safety education, helmet fittings, and community rides designed to build rider confidence and reduce preventable crashes. Through this initiative, we aim to establish a consistent presence in Cibolo by offering programs that improve safety awareness, promote healthy lifestyles, and create stronger community connections through cycling.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

This program directly aligns with the City of Cibolo's Strategic Plan by enhancing quality of life, strengthening community partnerships, and supporting safer use of local infrastructure. By providing bicycle safety education, visibility resources, and community-based rides, the program promotes healthier lifestyles while reducing preventable traffic-related risks. Additionally, this initiative supports the effective use of existing streets, trails, and public spaces by equipping residents with the knowledge and confidence to navigate them safely. Through collaboration with local partners and community engagement, this program contributes to a more connected, active, and safety-conscious Cibolo.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

Prior Fiscal Year: 0 Estimated to be Served: 100–150 Cibolo residents. This estimate includes participants in safety workshops, community rides, and individuals receiving safety equipment such as bike lights and helmets.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

This program is designed to create long-term impact beyond the initial grant period by building community awareness, developing local partnerships, and establishing a foundation for continued programming. Pedal SATX will leverage this initial investment to expand partnerships, seek additional funding opportunities, and integrate Cibolo into our ongoing schedule of bicycle safety education and community rides. By equipping residents with knowledge, skills, and safety resources, the benefits of this program will continue through safer riding behaviors, increased community engagement, and sustained use of local infrastructure.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

The need for this program is based on both direct community observations and broader trends in the surrounding region, where many residents are interested in cycling but lack access to safety education, proper equipment, and confidence riding in shared roadway environments. As Cibolo continues to grow, there is an increasing need to ensure residents can safely access streets, parks, and trails for both recreation and transportation. Through our work in nearby communities, we have seen firsthand that a lack of visibility tools, safety knowledge, and structured guidance are common barriers that prevent individuals—especially youth and families—from riding safely. This program addresses those gaps by providing hands-on bicycle safety education, helmet fittings, and visibility resources. The overall goals of this program are to improve rider safety, increase confidence among new and existing cyclists, and promote safe, active use of Cibolo's existing infrastructure. We aim to serve 100–150 residents through workshops, community rides, and safety equipment distribution, while fostering long-term behavior change that leads to safer streets and a more connected community. This program also lays the foundation for ongoing engagement and future expansion of bicycle safety initiatives within Cibolo.

Funding Proposal

How will you use the requested grant funds for your proposed program?

The requested grant funds will be used to directly support the implementation of a community-based bicycle safety and education program in Cibolo. Funds will primarily cover the purchase of safety equipment, including bike lights, helmets, and reflective gear, which will be distributed to participants to improve visibility and reduce risk while riding. Additional funding will support program delivery, including instructional materials, outreach efforts, and facilitation of hands-on safety workshops and community rides led by a certified League Cycling Instructor (LCI). These investments will ensure participants not only receive critical safety education but also have the necessary tools to apply what they learn, resulting in increased confidence, safer riding behaviors, and improved use of local streets and trails.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

While this program does not currently include formal matching funds, Pedal SATX will contribute in-kind support through volunteer time, program planning, and certified instruction provided by a League Cycling Instructor (LCI). In addition, we are actively exploring partnerships and sponsorship opportunities to supplement resources such as safety equipment and outreach support. This approach allows us to maximize the impact of grant funding while building a foundation for future investment and sustainability. These combined contributions increase the overall value and reach of the program beyond the requested funding.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Pedal SATX will collaborate with local and regional partners to support successful program delivery and community engagement. Potential partners include local cycling groups, community organizations, and outdoor retailers that share a commitment to safety, health, and accessibility. These partners may support outreach, participant engagement, and in some cases provide additional resources such as safety equipment or educational support. Pedal SATX will lead program coordination, instruction, and implementation, ensuring all programming is delivered by a certified League Cycling Instructor (LCI) and aligned with best practices in bicycle safety education. • REI (community outreach + events) • Ghisallo Cycling Initiative (education support) • Local cycling groups (SATX Social Ride / MTCCSA)

If this is a new program, do you have organizational experience or research that supports your proposal?

Although this is a new program in Cibolo, Pedal SATX brings established experience in bicycle safety education, community engagement, and program implementation throughout the San Antonio area. Led by a certified League Cycling Instructor (LCI), our organization has successfully conducted community rides, safety workshops, and outreach initiatives focused on building rider confidence and promoting safe cycling practices. Our approach is informed by proven bicycle safety education standards and best practices, as well as direct experience working with diverse communities. These experiences demonstrate our ability to effectively deliver this program and achieve meaningful safety and community outcomes in Cibolo. This program builds on a model that has already shown success and will be adapted to meet the specific needs of the Cibolo community.

What is the timeline for implementing this grant?

Upon award of funding, program implementation will begin within 30 days. Month 1: Program planning, coordination with local partners, and procurement of safety equipment and materials. Months 2–3: Community outreach and promotion, including engagement with local organizations and residents to build participation. Months 3–6: Delivery of bicycle safety workshops, community rides, and distribution of safety equipment to participants. This timeline allows for efficient program rollout while ensuring strong community engagement and measurable impact. The program is designed to be flexible and scalable, allowing for adjustments based on community participation and demand.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Tina Beecham

Date

04/09/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

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City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Cibolo Future Scholars – Rotary Club of Randolph Metrocom Partnership

Organization Name:

Rotary Club of Randolph Metrocom

Program Goals:

- Provide scholarships and workforce training support
- Promote educational advancement and leadership development
- Strengthen workforce readiness for local students

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships and Quality of Life initiatives through educational scholarships and mentorship.

Residents Served:

Previously served approximately 18 students annually, with projected support for 20 students.

Funding & Sustainability:

$3,000 requested to support scholarships, workforce certifications, and vocational training assistance.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-23 13:45:20

Submission IP: 70.119.54.185 (172.31.18.54)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Rotary Club of Randolph Metrocom

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

23-7128524

Mailing address

P.O. Box 2381, Universal City, TX 78148

Main Phone Number

210-378-0645

Location of Main Office

P.O. Box 2381, Universal City, TX 78148

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

randolphmetrocomrotary.org

Executive Director or Top Executive

Cheri Armstrong

Phone Number

2103780645

Email

Cheriarmstrong@me.com

Contact for this Application

Cheri Armstrong

Phone Number

2103780645

Email

Cheriarmstrong@me.com

Proposal Title

Cibolo Future Scholars-The Rotary Club of Randolph Metrocom Partnership

*** Total Funding Requested**

3000.00

*** Type of Request**

- [ ] New Program
- [ ] Existing Program
- [x] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

The Rotary Club of Randolph Metrocom began serving the Cibolo community in the mid-2000s, following the opening of Byron Steele High School. As a club with over 50 years of service, we have maintained a consistent and growing presence in the region through youth development and community engagement initiatives.

Describe your organization's work in Cibolo.

The Rotary Club of Randolph Metrocom supports Cibolo residents through: Academic scholarships for graduating seniors Youth leadership development programs, including RYLA and Interact Clubs Community service initiatives and partnerships with local schools and nonprofits Our work is rooted in Rotary International's mission of Service Above Self, with a strong focus on developing future leaders and supporting educational advancement.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

This program directly supports the City's priorities by: Strengthening Partnerships (Strategy 3.1): Collaboration with SCUCISD, local colleges, and community organizations Enhancing Quality of Life (Strategy 4.3): Providing financial support and mentorship to local students Promoting Engagement & Development (Strategy 4.1): Encouraging continued education, career readiness, and leadership growth This initiative creates a pipeline from education to workforce contribution within the Cibolo community.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

Prior year: Approximately 18 Cibolo students served through scholarships and leadership programs With grant funding: Estimated 20 students will receive direct scholarship support and mentorship including (if we receive the full amount) 1 EMT Scholarship . This represents both increased reach and deeper impact per student.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

This program is designed as a sustainable, ongoing initiative—not a one-time effort. The Rotary Club of Randolph Metrocom will continue delivering scholarships through a structured funding model that includes annual fundraising events, corporate sponsorships, and individual donor contributions. In addition, the club will leverage matching grant opportunities through Rotary District 5840 to expand available scholarship funds and increase the number of students served each year. Our established partnerships with Northeast Lakeview College, SCUCISD, and local community organizations ensure a consistent pipeline of qualified students and a reliable distribution process for funds. Beyond financial support, Rotary will continue to provide mentorship and leadership development opportunities through programs such as RYLA and Interact, reinforcing long-term impact on each student's personal and professional growth. By combining diversified funding sources, strong community partnerships, and Rotary's long-standing commitment to youth development, this program will remain active, scalable, and impactful well beyond the initial grant period.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

The need for this program was identified through ongoing, direct engagement with local educators, school counselors, and community partners within SCUCISD, as well as our Rotary Club's long-standing involvement in youth programs and scholarship initiatives in the Cibolo area. Through these relationships, we consistently see capable and motivated students who face financial barriers that limit their ability to pursue post-secondary education or vocational training. For example, we have worked with students who had the ability and drive to continue their education but lacked the financial means to take the first step without assistance. This includes students who may not qualify for large institutional scholarships but still require financial assistance to take their next step. Our collaboration with Northeast Lakeview College further reinforces this need, as many local students rely on accessible, affordable education pathways but still struggle with upfront costs such as tuition, certification programs, and training fees. Program Goals: Provide targeted financial support to reduce barriers to higher education and vocational training Increase access to career pathways, including community college and workforce certifications (such as EMT and skilled trades) Support students who are often underserved by traditional scholarship programs Encourage continued education, career readiness, and personal responsibility Strengthen the local workforce pipeline by investing in Cibolo students This program is designed to move students from uncertainty about their future to confidence in their ability to pursue education, develop skills, and contribute meaningfully to their community.

Funding Proposal

How will you use the requested grant funds for your proposed program?

The requested grant funds will be used to provide targeted educational scholarships to eligible students in the Cibolo community. Scholarships will be awarded in increments of $100 and $500 to maximize the number of students served while still providing meaningful financial support. Funds will be allocated to: Graduating seniors residing in Cibolo Cibolo-area students continuing their education at Northeast Lakeview College or through approved vocational and workforce training programs Scholarship funds may be applied toward: Community college tuition and required fees Vocational certifications, including EMT training and other high-demand skilled trades The Rotary Club of Randolph Metrocom will oversee the selection process in collaboration with local school counselors and community partners to ensure funds are awarded based on need, eligibility, and commitment to continued education. To ensure accountability and proper use of funds, scholarship payments will be coordinated directly through Northeast Lakeview College or applicable training programs whenever possible. This approach ensures: Direct and transparent use of funds Maximum student impact within the awarded budget Alignment with both academic and workforce development pathways in the Cibolo community

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Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes. This program is designed to leverage additional funding beyond the initial grant through multiple matching and incentive opportunities. The Rotary Club of Randolph Metrocom will match a portion of the requested funds through ongoing fundraising efforts, including community events, individual donations, and corporate sponsorships. In addition, the club will pursue matching grant opportunities through Rotary District 5840, which can significantly expand the total scholarship pool. These combined efforts are intended to increase both the number of scholarships awarded and the overall financial impact per student. Our partnerships with local schools, community organizations, and Northeast Lakeview College also create opportunities for additional support, including referral pipelines and potential co-funding of student assistance programs. By leveraging grant funds with Rotary resources and community partnerships, this program is structured to multiply its impact and extend benefits to a greater number of Cibolo students.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

This program is supported by a strong network of education and community partners who provide expertise in student identification, program delivery, and workforce alignment. Northeast Lakeview College Serves as a key educational partner by helping identify eligible students from the Cibolo area and supporting the distribution of scholarship funds. As an established institution, the college ensures funds are applied directly to tuition and approved educational expenses, providing accountability and structure. Schertz-Cibolo-Universal City ISD (SCUCISD) School counselors and administrators assist in identifying qualified graduating seniors, particularly those with financial need who may not have access to traditional scholarship opportunities. Their direct relationships with students ensure equitable and informed selection. Guadalupe County Livestock & Homemakers Show Association Provides access to students pursuing agricultural and vocational pathways. This partnership supports scholarships awarded during the livestock show, expanding opportunities for students pursuing skilled trades and career-focused education. Rotary Club of Randolph Metrocom Serves as the lead organization responsible for program oversight, scholarship selection, fund management, and compliance. In addition to financial support, Rotary provides mentorship and leadership development opportunities through programs such as RYLA and Interact, ensuring students receive both financial and personal development support. Together, these partners create a coordinated system that ensures scholarships are distributed responsibly, reach the intended students, and support both academic and workforce pathways aligned with the needs of the Cibolo community.

If this is a new program, do you have organizational experience or research that supports your proposal?

While this program represents an expansion of our current efforts, it is built on a strong foundation of proven experience. The Rotary Club of Randolph Metrocom, along with its community partners, brings over 50 years of combined experience in supporting youth through scholarships, leadership development, and community service initiatives. Our club has a demonstrated track record of: Successfully awarding scholarships to local students Partnering with school districts and community organizations to identify qualified candidates Managing funds responsibly with transparency and accountability Through ongoing collaboration with SCUCISD educators, counselors, and Northeast Lakeview College, we have direct insight into the financial challenges students face when pursuing post-secondary education or vocational training. Additionally, Rotary International's long-standing global focus on education, workforce development, and youth leadership provides a research-backed framework supporting programs like this. These initiatives have consistently demonstrated that targeted financial assistance, combined with mentorship, increases student success and long-term community impact. Because this program builds on an established model with proven results, strong partnerships, and experienced leadership, it is both low-risk and highly scalable. All funds will be distributed directly to educational institutions or approved training programs whenever possible, ensuring proper use and eliminating risk of misuse.

What is the timeline for implementing this grant?

This program ensures that financial barriers do not determine whether a Cibolo student can pursue education, develop career skills, and contribute to the local workforce. Phase 1: Program Coordination (Immediately upon award) Finalize collaboration with partners, including Northeast Lakeview College and SCUCISD Confirm eligibility criteria and application process Begin outreach through school counselors and community networks Important Funding Coordination Milestone: To maximize the impact of this grant, the Rotary Club of Randolph Metrocom intends to pursue matching funds through Rotary District 5840, with a key submission deadline of June 15, 2026. In order to secure these additional funds, it is critical that either: Grant funds are received prior to this date, or Formal notification of award is provided in advance of June 15, 2026 This timing allows us to leverage the City of Cibolo's investment to expand the total scholarship pool and serve more students. Phase 2: Fall Scholarship Awards (Fall 2026) Identify and select eligible graduating seniors and continuing students Distribute scholarship funds for fall semester tuition and approved educational expenses Phase 3: Mid-Year Awards & Vocational Support (January 2027) Award additional scholarships during the Guadalupe County Livestock & Homemakers Show Focus on students pursuing agricultural, vocational, and workforce training pathways Phase 4: Ongoing Oversight & Reporting (Throughout program period) Monitor fund distribution and usage through partner institutions Provide mentorship opportunities through Rotary programs such as RYLA and Interact Evaluate outcomes and prepare reporting for stakeholders This phased timeline ensures that funds are distributed efficiently, aligned with academic schedules, and positioned to maximize additional matching opportunities. With the City of Cibolo's investment of $3,000, and through Rotary matching and community fundraising, we anticipate expanding the total scholarship impact beyond the initial award amount.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Cheri Armstrong

Date

04/23/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

p

Press Alt+0 for help 0 words Build with tinyMCE

Submit

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City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Cantera Stone Centerpiece for Honor Walkway

Organization Name:

Schertz-Cibolo Cemetery Association

Program Goals:

- Create a Veteran and Community Memorial Garden
- Preserve local history and honor military veterans
- Provide educational and intergenerational learning opportunities

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships and Quality of Life initiatives through historical preservation and civic pride.

Residents Served:

Served approximately 6 families during the prior year, with projected service to 10–20 families annually.

Funding & Sustainability:

$3,850 requested to support development of the Honor Walkway and memorial garden.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-03-02 21:13:54

Submission IP: 76.204.24.144 (172.31.64.221)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Contact Information

*** Organization Name**

Schertz-Cibolo Cemetery Association

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

85-2882643

Mailing address

9320 Berean Way

Main Phone Number

210 478 1257

Location of Main Office

Correspondence is through my residential address noted above

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

www.sccemetery.com

Executive Director or Top Executive	Phone Number	Email
Miguel A. Vazquez, MD (ret.)	2104781257	mavazquez@sbcglobal.net

Contact for this Application	Phone Number	Email
Miguel A. Vazquez, President SCCA	210 478-1257	mavazquez@sbcglobal.net

Proposal Title

Cantera stone centerpiece for Honor Walkway

*** Total Funding Requested**

$3850

*** Type of Request**

- [x] New Program
- [ ] Existing Program
- [ ] Expansion of an existing program
- [x] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

Cemetery established in 1905; The Cemetery Association began in 1973

Describe your organization's work in Cibolo.

The Schertz-Cibolo Cemetery is organized as a 501c3, all volunteer, non-profit organization whose mission is to preserve local Texas history, maintain the burial ground and provide a venue for programming and inter-generational learning. During previous cemetery events, we have partnered with local schools for music and art shows. We offer the opportunity for youth volunteerism. Our service area includes all of the cities of the Cibolo Valley with Cibolo and Schertz being the most prominent. Our location is essentially between the city limits of Cibolo and Schertz on Hwy 78.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

Our proposed project is to create a Veteran's and Community Memorial Garden. This will include the creation of an Honor Walkway with the names of our military veterans, past and present to include their families. This garden is meant to enhance the quality of life and encourage civic pride for the residents of Cibolo and the Cibolo Valley. This will compliment our desire for teaching and learning and goes hand-in-hand with the recently installed interpretive panels located throughout the burial grounds. Ultimately, we would like to create an "outdoor museum" experience in bringing forward the stories of the cemetery and the individuals who lay in eternal rest here. It is well known that every cemetery has a story because every individual has a story that should be told. In this manner, no one is forgotten.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

In the last year, we have had the privilege of serving six families in their time of need. The goal would be to serve 10-20 families per year with the capacity to serve even more.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

This will be an ongoing project as the garden will be a dynamic space that will grow over time, allowing future generations to add to its meaning and legacy. Our organization has been in existence for several decades and this hallowed ground will remain a permanent historical site into the future. We offer residents the opportunity of pre-planning their final wishes for piece of mind. The memorial garden will be serviced by our volunteers to provide a green-space as a place of return that will bring comfort in a peaceful, natural setting. The Cibolo Creek flows nearby and provides a habitat for birds, deer and pollinators.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

This cemetery serves as the only burial ground open to the public without regard to any type of affiliation, religious or otherwise. We offer the opportunity for one to remain close to their family and their home town. This project is designed to honor veterans from all branches and all eras of service, including the present. Additionally, we want to recognize those residents who share in the goals and mission of preserving and learning local history. Central to the success of this project is community engagement. We are collaborating with veterans' groups and we have volunteer days for planting and maintenance. We want to engage with the local school district for future celebrations, field trips, etc.

Funding Proposal

How will you use the requested grant funds for your proposed program?

The requested funding would be used to purchase a cantera stone centerpiece in the shape of a fountain which would be used as place for seating, meditation and reflection. This would be situated near the entrance which would also enhance a smaller garden already in place.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes, the overall budget for this project is in excess of $20k and matching funds will be used for other portions of the project. The project includes new landscaping, planting native plants, creating protective fencing (deer enjoy flowering plants as munchies as much as we enjoy their color), and designing the Honor Walkway. Additional funding will be sought through preservation grants, fund-raising and through operational expenses.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Our main collaborating partner is Warriors Remembrance and Research Foundation who will also be donating a flag pole. Their expertise is identifying veterans in various cemeteries through military records and family genealogy. Collaboration with local leaders of VFW post #8315 is ongoing.

If this is a new program, do you have organizational experience or research that supports your proposal?

This particular project is new, however previous projects completed include a $20k rain harvesting system and our interpretive signage and brick walkway project which had a budget of $24k. Additionally, we received a Texas Historical Marker from the Texas Historical Commission for our research on the cemetery and the documentation of local history as it related to this burial ground. We are designated as a Texas historical site.

What is the timeline for implementing this grant?

The timeline for this project is 4-6 months from the time of funding. Planning and community consultation - 1 month; design development and approvals - 2 months; Construction and planting 1-2 months; Fundraising and final budgeting 4-6 months (concurrent).

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

* **Signature**	**Date**
Miguel A. Vazquez, President, SCCA	03/02/2026
	Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Normal

Submit

Make Post Public?

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Cibolo Youth Leadership and Outdoor Skills Program

Organization Name:

Texas Auxiliary Scout Support Association

Program Goals:

- Provide youth leadership and outdoor education opportunities
- Promote teamwork, citizenship, and community service through sailing education
- Expand outdoor recreation and mentoring programs

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships and Quality of Life initiatives through structured youth leadership and outdoor programs.

Residents Served:

Served approximately 75 residents previously, with projected growth to 150 residents annually.

Funding & Sustainability:

$2,000 requested for outdoor program supplies, equipment, and youth leadership activities.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-15 13:38:21

Submission IP: 23.91.216.12 (172.31.75.67)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Texas Auxiliary Scout Support Association

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

85-3785455

Mailing address

217 Rattlesnake Way, Cibolo, TX 78108

Main Phone Number

(830) 928-9488

Location of Main Office

217 Rattlesnake Way, Cibolo, TX 78108

Is your main office located in Cibolo?

☑ **Yes**
☐ **No**

Website address

https://www.honorwithflags.com/tassa

Executive Director or Top Executive

Mary Oakes

Phone Number

(830) 928-9488

Email

txassa@gmail.com

Contact for this Application

Derek Crockett III

Phone Number

3614553022

Email

derekc4242@yahoo.com

Proposal Title

Cibolo Youth Leadership and Outdoor Skills Program

*** Total Funding Requested**

2000

*** Type of Request**

- [ ] New Program
- [ ] Existing Program
- [x] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2020

Describe your organization's work in Cibolo.

Texas Auxiliary Scout Support Association has supported youth and families in Cibolo since September 16, 2020 through leadership development, outdoor education, community service, citizenship training, and family-centered activities. Our organization works with both Boy Scouts and Girl Scouts to provide opportunities for youth involvement and leadership growth. A major focus of our program is sailing education and water safety. We provide youth with opportunities to learn basic sailing skills, boating safety, navigation, teamwork, leadership, and environmental stewardship. Through hands-on experiences, youth gain confidence while learning responsibility, communication, and problem-solving skills. Our organization also supports camping experiences, service projects, first aid education, outdoor recreation, and mentoring opportunities for youth. Programs are designed to help young people build confidence, responsibility, teamwork, and leadership skills while promoting positive involvement in the community.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

The proposed program aligns with the City of Cibolo's Strategic Plan by improving quality of life for youth and families through safe, structured, and educational activities. The program creates partnerships between local Scout groups, schools, churches, businesses, and community organizations to increase youth participation and civic involvement. The program also demonstrates a commitment to Cibolo by investing directly in local youth, encouraging volunteerism, and providing meaningful community service opportunities. By supporting outdoor activities, leadership training, and educational events, the program helps strengthen the city's future workforce, community relationships, and family engagement.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

During the prior fiscal year, our organization served approximately 75 unduplicated Cibolo residents through youth programs, family events, volunteer service projects, and outdoor activities. With grant support, we estimate serving approximately 150 unduplicated Cibolo residents over the next year, including youth participants, family members, volunteers, and community members attending public events and service projects.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

This program will continue beyond the grant period through volunteer support, fundraising events, local sponsorships, donations, and partnerships with community organizations. Grant funding will help establish and expand the program by purchasing equipment, supplies, and program materials that can be used for several years. Our organization will continue recruiting volunteers, pursuing additional grants, and seeking local business sponsorships to maintain the program and ensure that youth in Cibolo continue to benefit from leadership development, outdoor recreation, and community service opportunities.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

We identified the need for this program through conversations with parents, community leaders, schools, and local volunteers who expressed a need for more affordable youth leadership activities, outdoor programs, and positive after-school opportunities. Many families are seeking programs that help youth build life skills, confidence, teamwork, and leadership while also encouraging healthy outdoor activity and community involvement. The goals of this program are to: Increase youth participation in sailing, water safety, and outdoor activities Provide affordable access to sailing instruction, boating education, camping, and service projects Promote teamwork, citizenship, leadership, and community service Support family engagement and volunteer involvement Develop future leaders in the Cibolo community through sailing and outdoor education

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Funding Proposal

How will you use the requested grant funds for your proposed program?

Grant funds will be used to purchase sailing equipment, life jackets, boating safety gear, ropes, educational materials, first aid supplies, activity materials, uniforms, program scholarships, trailers or storage equipment, and safety equipment. Funds may also support transportation costs, facility rentals, volunteer training, water safety certifications, sailing instruction, food for community events, and supplies for service projects such as lake cleanups, park improvements, and boating education activities.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

Yes. Our organization plans to seek matching support through local fundraising events, donations from community members, sponsorships from local businesses, and volunteer contributions. We will also pursue additional grant opportunities from local foundations, Texas youth programs, and outdoor recreation funding sources to expand the impact of the City of Cibolo's investment.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Potential collaborating partners include local Scout troops, schools, churches, veterans organizations, civic clubs, local businesses, parks departments, and community volunteers. These partners can provide meeting space, volunteer support, event participation, mentorship, supplies, educational presentations, and sponsorships. Veterans groups may assist with flag ceremonies and leadership training, while schools and churches can help recruit youth participants and families.

If this is a new program, do you have organizational experience or research that supports your proposal?

Our organization has experience supporting youth leadership, outdoor recreation, volunteer service, and community events. Research consistently shows that youth who participate in structured extracurricular activities are more likely to develop leadership skills, graduate from school, volunteer in their communities, and avoid risky behaviors. Programs that emphasize outdoor activity, teamwork, and mentorship also help improve mental health, confidence, and social skills among youth.

What is the timeline for implementing this grant?

Month 1: Finalize partnerships, purchase equipment and supplies, recruit volunteers, and begin program outreach Months 2–3: Launch youth activities, service projects, and community events Months 4–6: Continue regular programming, evaluate participation, and expand outreach Months 7–12: Conduct larger community events, leadership workshops, camping activities, and service projects End of Grant Period: Evaluate results, collect feedback, and prepare for long-term sustainability

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Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

* **Signature**

Derek Crockett III

Date

04/15/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

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City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Improvements in Housing for Sanctuary Animals

Organization Name:

THF Soft Landing Sanctuary

Program Goals:

- Improve housing and care for sanctuary animals
- Support pet food assistance efforts
- Provide animal welfare education and outreach

Alignment with Cibolo's Strategic Plan:

Supports Partnerships & Relationships and Quality of Life initiatives through animal welfare education and support services.

Residents Served:

Served approximately 100 residents during the prior year, with similar service levels expected moving forward.

Funding & Sustainability:

$2,000 requested to improve sanctuary animal housing and expand pet food pantry storage.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-23 10:47:10

Submission IP: 166.198.250.49 (172.31.75.67)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

THF soft landing sanctuary

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

33-2228551

Mailing address

8331 youngsford rd Marion tx 78124

Main Phone Number

2103814112

Location of Main Office

8331 youngsford rd Marion tx 78124

Is your main office located in Cibolo?

☐ **Yes**
☑ **No**

Website address

http://www.thfsoftlandingsanctuary.my.canva.site/

Executive Director or Top Executive

Catelin Itschner

Phone Number

Ex. (123) 456-7890

Email

thfsoftlandingsanctuary@aol.com

Contact for this Application

Catelin Itschner

Phone Number

2103814112

Email

thfsoftlandingsanctuary@aol.com

Proposal Title

Improvements in housing for sanctuary animals

*** Total Funding Requested**

2000

*** Type of Request**

- [ ] New Program
- [x] Existing Program
- [ ] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [x] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2025

Describe your organization's work in Cibolo.

Hello , THF soft landing sanctuary is home to many animals that are in need of a soft landing . We offer educational classes and programs to the public. As well as run a small food pantry for other rescues and people for their animals .

How does your proposed program or event align with the City of Cibolo’s Strategic Plan?

It helps with animal welfare. It helps with educating the public to hopefully reduce the problem in the state of Texas. And hopefully it helps with some of the problems of people not being able to feed their pets and why they turn them into the shelter.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

100 last year about the same this year .

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

To improve the housing for animals to where we can offer more homes, to continue the food pantry for those in need of pet food to where they don't have to surrender their dog or cat . And to help with the on going education of the public on animal welfare.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project’s overall goals.

In south Texas there is a need everywhere for animal welfare organizations. San Antonio alone is number two in the entire nation for animal euthanasia. This is a very sadness to be upon. With education and outreach hopefully we can lower our numbers and eventually maybe get off that list. But that's wishful thinking right now it's just a matter of trying to help the bigger picture in the cause of what we have. Our goal is to help with making sure people are not having to turn their animals in because they can't feed them. And to help educate the public on how to prevent overpopulation of animals.

Funding Proposal

How will you use the requested grant funds for your proposed program?

The grant money that we are asking for is to help with shelters for sanctuary animals. And then also to help in improving our storage area for our food bank.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

I would love to wear a new organization as we got our nonprofit status in January 2025. Personally, I have been doing Rescue for over 30 years. And now we finally officially became a 501(c) three. To help with this great need an epidemic that we have.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Schertz , Humane Societyor Homes for pets has been a big asset into helping with the food bank aspect of things.

If this is a new program, do you have organizational experience or research that supports your proposal?

This is a new program that we've been working on as the food bank aspect of it. We have over 15 rescues and a number of individuals that we have helped already all over South Texas.

What is the timeline for implementing this grant?

4 months .

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

* **Signature**	**Date**
Catelin itschner	04/23/2026
	Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

p Press Alt+0 for help 0 words Build with tinyMCE

Submit ☐ **Make Post Public?**

Send Manual Email On Save?

-- Select an Email --

City of Cibolo, Texas

Strategic Partnership Grant Application Summary

Warbler Woods Pollinator Program

Organization Name:

Warbler Woods Bird Sanctuary

Program Goals:

- Expand environmental education and pollinator awareness
- Provide outdoor learning opportunities for youth
- Promote conservation and native habitat appreciation

Alignment with Cibolo's Strategic Plan:

Supports Quality of Life initiatives by promoting environmental stewardship and outdoor educational experiences.

Residents Served:

Served approximately 500 residents during 2025, with a goal of increasing participation to 1,000 residents.

Funding & Sustainability:

$12,000 requested to support pollinator education infrastructure, curriculum, and field trip programming.

2026 Strategic Partnership Grant Application

Print Del

Submitted by:

Submitted On: 2026-04-30 22:39:16

Submission IP: 23.116.168.60 (172.31.64.131)
proxy-IP (raw-IP)

Status: Open

Priority: Normal

Assigned To: Jeanette Gonzalez

Due Date: Open

2026 Strategic Partnership Grant Program

Applications will be accepted from March 14 through April 30, 2026. City Council will then review applications and award grants during a future City Council meeting. The FY26 grant cycle will close when the allocated $12,000 has been awarded.

Project requests should align with the City of Cibolo's City Council Strategic Plan. Specific strategies within the plan include the following:

Partnerships & Relationships

- Strategy 3.1 Build strong connections and relationships with community partners, residents, and employees

Quality of Life

- Strategy 4.1 Promote active lifestyles for all ages by providing opportunities to recreate
- Strategy 4.3 Support Youth Activities
- Strategy 4.4 Provide unique, outdoor, and/or memorable experiences

Contact Information

*** Organization Name**

Warbler Woods Bird Sanctuary

501(c) 3 Status

☑ **Yes** ☐ **No**

501(c)3 Number

26-1378231

Mailing address

19349 Old Wiederstein Rd, Cibolo, TX 78108

Main Phone Number

(210) 6028621

Location of Main Office

19349 Old Wiederstein Rd, Cibolo, TX 78108

Is your main office located in Cibolo?

☑ **Yes**
☐ **No**

Website address

warblerwoods.org

Executive Director or Top Executive

Susan Schaezler

Phone Number

(210) 602-8621

Email

warblerwoods@gmail.com

Contact for this Application

Sydney White

Phone Number

(210) 505-1293

Email

ops@warblerwoods.org

Proposal Title

Warbler Woods Pollinator Program

*** Total Funding Requested**

$12,000

*** Type of Request**

- [ ] New Program
- [ ] Existing Program
- [x] Expansion of an existing program
- [ ] New Collaboration

*** Alignment with City's Strategic Plan**

- [ ] Economic Development
- [ ] Infrastructure
- [ ] Partnerships & Relationships
- [x] Quality of Life
- [ ] Financial Integrity
- [ ] Operational Excellence

Commitment to Cibolo

What year did your organization begin serving Cibolo?

2005

Describe your organization's work in Cibolo.

Warbler Woods Bird Sanctuary has been an escape into nature for over 20 years in the Cibolo area. We have worked consistently throughout that time to protect and improve the approximately 100 acres that encompass the sanctuary for the benefit of the general community. We offer access to this space at no charge. Our sanctuary provides opportunities for youth and adults to observe birds, plants, insects, etc. at our 7 established bird blinds and also throughout the miles of trails we maintain. Annually, we receive around 2,000 visitors to the site for birding, etc. Adult organizations including the Native Plant Society of Texas, Texas Master Naturalist, and Bexar Audubon Society utilize Warbler Woods as a gathering space to carry out their programs. Youth groups like scouting are very active at the sanctuary. In 2025, 3 Eagle Scout projects and 1 Silver Award Girl Scout project were completed on site at Warbler Woods. There are currently 4 scout projects that are ongoing in 2026 at the sanctuary. School organized service projects on site also allow for local kids to get outside and learn life long values. Our aim is to educate all of these groups on the importance of conservation and native habitat by giving them a space to explore and discover. We support the local economy by giving Cibolo residents affordable access to leisure. We boost the local economy by drawing in folks from around the state, country and world who make Warbler Woods a birding destination.

How does your proposed program or event align with the City of Cibolo's Strategic Plan?

The proposed program is in alignment with the City of Cibolo's Strategic Plan because it promotes a higher quality of life (Strategic Goal #4). The proposed program aims to promote active lifestyles (Initiative 4.1), provide youth activities (Initiative 4.3), and create memorable outdoor experiences (Initiative 4.4). Specifically, the following points are met: 4.1.2 "Develop a trail system that connects neighborhoods and commercial areas" The already planned expansion of the Cibolo trail system will run along Dean Road toward Cibolo's acquired park land. This park land touches the edge of Warbler Woods Bird Sanctuary. Therefore, the trail system also benefits access to Warbler Woods Bird Sanctuary. It will be a walkable destination and point of interest for many within the Cibolo community. 4.2.8 "Develop a neighborhood parks range of features so that as local parks develop, the features complement, rather than duplicate one another" Our proposed pollinator program satisfies the goal to create unduplicated features in outdoor spaces around Cibolo. There is no other existing pollinator program that allows for routine field trip visits in local parks. This will uniquely characterize Warbler Woods as an intentional green space for Monarch butterflies and other pollinators in Cibolo area. 4.4.2 "Continue Cibolo Summer Nights, Market Days, Holiday Parade, Cibolofest and other complementary special events on an annual basis" These annual hallmark events of the Cibolo community enrich the area and strengthen connections. Our proposed pollinator program has the potential to become just as anticipated as these aforementioned special activities. Warbler Woods Bird Sanctuary is located just off of Highway I-35, which is also known as the "Monarch Highway". This identifies us as part of the central migration route for Monarch butterflies and many other migratory species. Putting the proposed program in place would allow the community of Cibolo to more consciously celebrate the biannual arrival (in Spring and Fall) of Monarch butterflies along their journey. Our pollinator program will be a beloved event within the community and further elevate Cibolo as a desirable place to live. 4.4.3 "Explore acquisition of Warbler Woods property for park land and preservation of the nature preserve in partnership with Green Space Alliance and the property owner" With the acquisition of intended park land from Warbler Woods Bird Sanctuary by the City of Cibolo, there is an already existing relationship that would further be supported by the assistance of this grant. In helping Warbler Woods Bird Sanctuary to further develop in its protected state, the City of Cibolo increases the attraction of its parallel parkland.

How many unduplicated Cibolo residents did your organization serve during the prior fiscal year, and how many Cibolo residents are estimated to be served by this request?

500 unduplicated Cibolo residents were served by Warbler Woods during 2025. Our goal would be to double the amount of Cibolo residents we serve to 1,000 through this request. We estimate this to be possible by the collaboration with local school outreach and the unique attraction that pollinators offer to the interest of the local community.

If your proposed program or project is ongoing, please explain how you will continue to deliver benefits to the target population after the grant period has ended.

This grant allows us to create a foundation. Through funding from the city of Cibolo, we can establish the infrastructure for carrying out years of learning and field trips to the sanctuary. This will include the establishment of a classroom curriculum, field trip design, and training for our staff. Beyond this grant period, our blossoming relationship with Blooming with Birdie will allow access to future funding via existing Blooming with Birdie sponsors like HEB. These future sponsors can facilitate the cost of field trips to Warbler Woods for multiple classrooms in the Cibolo area.

How did you determine the Cibolo community's need for this program and what does your program or project hope to accomplish? Identify your program or project's overall goals.

We are impressed with the work of Blooming with Birdie and their ability to reach thousands of young people within the urban population of San Antonio. Programs like the Monarch Butterfly Festival that take place in Brackenridge Park each October offer hands on learning and fun for the community, emphasizing youth and families. Based on the number of attendance to this festival (10,000+ in October 2025), the wider San Antonio community responds enthusiastically. With the green space that we already possess at Warbler Woods Bird Sanctuary, we want to bring these same educational experiences to the local Cibolo community. We don't see an equivalent program for young people to be able to connect and learn hands on about pollinators without the need to leave Cibolo city boundaries. We will serve the classrooms of local elementary schools like Green Valley Elementary, Cibolo Valley Elementary, O.G. Wiederstein Elementary, etc. via curriculum provided in the classroom and on site field trips to apply newly acquired knowledge at the sanctuary. Our project emphasizes a unique and natural phenomenon in Cibolo; we are creating the tools to help others fully realize what we have. Our goal is to enrich the lives of our young people by providing them dedicated mentorship, clear objectives, and beautiful natural surroundings. The structure of our educational experience will ensure that young people grow up to value the Cibolo community and see the legacy we carry in preserving it.

Funding Proposal

How will you use the requested grant funds for your proposed program?

Our estimated budget includes the following: $5,400 will be attributed to creating a personalized, TEKS aligned curriculum for students who will attend Warbler Woods. The curriculum will emphasize the route of Monarch butterflies and other vital pollinators which travel through our city. This curriculum will prepare students to arrive at Warbler Woods and identify on site pollinators in their varied life cycles and habitats. The curriculum may include Classroom Condos, a successful initiative created by Blooming with Birdie. $3,600 will be allocated for the design of field trips. This will include the planning of the hiking route and quiet observation areas at the sanctuary that students will encounter. This part of the budget will also include acquiring additional materials for students to enhance their experience, including binoculars, magnifying glasses, etc. Additionally, this part of the budget can be used to boost the existing milkweed and other pollinator plant populations at Warbler Woods to increase sightings. $3,000 will be dedicated to training the staff & volunteers at Warbler Woods. Blooming with Birdie staff will mentor 4-5 individuals from Warbler Woods to ensure they can independently and successfully engage students in carrying out the designed curriculum when on site.

Will this program provide opportunities for matching or incentive funds within your organization or from other grantees?

With the establishment of program infrastructure through curriculum development, field trip design and leadership training, Warbler Woods Bird Sanctuary will be able to easily fundraise. This program will showcase the potential of our students and natural environment as a worthwhile investment. As we continuously seek to protect the entire sanctuary forever via a complete conservation easement of the land, this educational youth program will highlight an increased value of the sanctuary as an natural preserve and motivate increased donations/fundraising. The San Antonio and Texas wide partnerships and sponsors that Blooming with Birdie will introduce to the Cibolo community via our collaboration will make our city a desirable place to live, go to school, be outdoors, etc.

Identify collaborating partners for the program or project and describe their role and expertise, if any.

Blooming with Birdie is a San Antonio-based environmental education organization with demonstrated expertise in developing TEKS-aligned curriculum that brings nature directly into the classroom. Their flagship program, now in its 7th year, is Caterpillar Condos for Classrooms. In partnership with nonprofit Project Bloom, this program has become one of the region's most successful pollinator education initiatives, reaching over 265 Title I classrooms in the greater San Antonio area in the past year alone. The program's success is reflected not only in its reach but also in its quality with over an 80% teacher retention rate and educator feedback consistently citing how easy it is to implement and the meaningful impact it has on student engagement, classroom culture, and even attendance rates. Additional educational partners for Blooming with Birdie include SAWS, The Lubbock Arts Festival, TAME, Rainbow Gardens, MakeWater, and more. For this project, Blooming with Birdie will serve as the lead curriculum development partner, bringing their expertise to two interconnected areas of work. First, they will design a TEKS-aligned classroom curriculum for elementary students in the communities surrounding Warbler Woods by providing the aspects of learning best served in the classroom; building foundational vocabulary, botany concepts, etc, so that when they arrive at Warbler Woods, they are ready to engage deeply and apply what they've learned in real time. Second, they will collaborate in creating the field trip experience itself, ensuring that the on-site programming at Warbler Woods is intentionally aligned with classroom learning, grounded in state standards, and designed to foster genuine, lasting connection between children and the natural world.

If this is a new program, do you have organizational experience or research that supports your proposal?

This is not a new program, but it is being introduced to the Cibolo area. As stated previous, Blooming with Birdie has become one of the region's most successful pollinator education initiatives. They have reached over 265 Title I classrooms in the greater San Antonio within 2025 alone. Beyond the program's massive outreach, it has proven to be a quality resource for local San Antonio teachers and students. It has over 80% teacher retention rate and educator feedback. Teachers and educators have consistently noted how easy it is to implement the pollinator curriculum and its meaningful impact. Student engagement, classroom culture, and even attendance rates are all shown to rise with the implementation of this program in the classroom. Mental health is also generally shown to improve while spending time outdoors, and this program would ensure students receive just that while at Warbler Woods.

What is the timeline for implementing this grant?

Blooming with Birdie has committed to developing a personalized curriculum for Warbler Woods this summer (May-July). With the completion of this step, we can engage with Cibolo schools in August-September to partner for October and November field trips (peak Monarch migration). Through these initial field trips, we will correct and perfect the curriculum and on site tours. This will allow us to be even more prepared to welcome students for Spring Monarch migration field trips starting in March 2027.

Signature Authorization and Certification of Information

I certify, to the best of my knowledge, that all the information included in this proposal is correct and the tax-exempt status of this organization is still in effect. If a grant is awarded for this proposal, the funds will be spent according to the budget listed in this application.

Also, if funded, my organization will acknowledge the City of Cibolo on all related marketing materials, including our website and social media platforms, and in any other communications in which this program is promoted.

If a grant is awarded to my organization, then the proceeds of that grant will not be distributed or used to benefit any organization or individual supporting or engaged in unlawful activities.

In compliance with the USA Patriot Act and other counterterrorism laws, I certify that all funds received from the City of Cibolo will be used in compliance with all applicable anti-terrorist financing and asset control laws, statutes, and executive orders.

*** Signature**

Sydney White

Date

04/30/2026

Format: MM/DD/YYYY

History

Update Submission

Status

Open

Priority

Normal

Due Date

Assigned To

Jeanette Gonzalez

Department

Communications

Attachments

Choose Files No file chosen

Post a new Comment

Paragraph

p

Press Alt+0 for help 0 words Build with tinyMCE

Submit

Make Post Public?

Send Manual Email On Save?

-- Select an Email --

City of Cibolo

City Council Regular Meeting Staff Report

B. Discussion/Action regarding the Final Plat of Steele Creek Unit 9. (Mr. Vasquez)

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Discussion/Action Item: 13B.

From
Eron Spencer, Assistant Planning Director

PROPERTY INFORMATION:

Project Name: PC-25-20-FP (Steele Creek Unit 9)

Owner: Continental Homes of Texas, L.P.

Representative: Becky Carroll, Pape-Dawson Engineers

Area: 23.946 acres

Location: Southwest of the intersection of Town Creek Way and Lance Crossing

Council Place: 4

Zoning (map): Low Density Single-Family Residential (SF-2)

Proposed Use: 36 Single Family Residential Lots, 2 Open Space Lots in 2 Blocks

Utility Providers: Sewer/Water – City of Cibolo and Electricity – Guadalupe Valley Electric Cooperative (GVEC)

FINDINGS/CURRENT ACTIVITY:

In accordance with Section 20.3.5 of the Unified Development Code (UDC), ‘Final Plat’, is defined as: "The one official and authentic map of any given subdivision of land prepared from the actual field measurement and staking of all identifiable point by a surveyor or engineer, with the subdivision location referenced to a survey corner, and with all boundaries, corners and curves of the land division sufficiently described so that they can be reproduced without additional references."

On June 26, 2018, City Council approved the Land Study for the Steele Creek Subdivision. A Public Improvements Agreement (PIA) with Continental Homes of Texas, L.P., was later approved by Council on July 22, 2022. Both the Land Study and PIA were subsequently amended and approved on April 8, 2025.

Under the amended PIA, the developer is committed to several public improvements, including: (i) Tolle Road improvements, (ii) traffic signal construction at FM 1103 and Knights Crossing, (iii) sanitary sewer improvements, (iv) dedication of land to the City for a future North-South connector identified on the City's Master Thoroughfare Plan (MTP), and (v) construction of a public use trail within the subdivision.

The amended Land Study for Steele Creek covers 396.55 acres and includes a total of 919 residential lots. The Final Plat of Steele Creek Unit 9 proposes thirty-six (36) single-family residential lots, with a typical lot size of 80’ x 250’, and two (2) open space lots.

STREETS/MASTER THOROUGHFARE PLAN (MTP):

The plat includes approximately 3,105 linear feet of roadway and establishes Lance Crossing, with a Fifty (50) feet right-of-way. The plat also establishes a portion of Magnolia Creek, with a Fifty (50) foot right-of-way. All proposed streets will be dedicated to the public and maintained by the City of Cibolo.

The City's Master Thoroughfare Plan (MTP) identifies a future North-South connector roadway generally located along the FEMA floodplain in Town Creek, west of Units 1 and 9 of the Steele Creek Subdivision. Per the amended PIA, the developer will dedicate approximately 47 acres of land to the City for the future construction of this planned thoroughfare.

In addition, the developer has satisfied the traffic mitigation requirements under the amended PIA. A traffic study prepared by the developer warranted the installation of a traffic signal at the intersection of FM 1103 and Knights Crossing, with the developer contributing 25% of the total construction cost. The developer has also fulfilled its financial contribution toward improvements to Tolle Road.

As part of the amended PIA, Lance Crossing is not allowed to be used for vehicular access to Tolle Road until the City completes the Tolle Road improvements, except for access serving the eastern portion of Unit 6. The developer is not required to construct the Lance Crossing connection until either the City: (i) completes the Tolle Road improvements or (ii) provides written notice authorizing construction to proceed. Once either condition occurs, the developer is required to complete the connection within 24 months. However, if the City has not completed the Tolle Road improvements within 24 months of the effective date of the First Amendment to the PIA [May of 2025], the developer may proceed with construction of the Lance Crossing connection to Tolle Road, at its discretion.

An updated Traffic Impact Analysis (TIA), dated March of 2026, was reviewed and approved by the City Engineer as part of the final plat review process.

UTILITIES:

Sewer and water will be served by the City of Cibolo. Electricity will be served by Guadalupe Valley Electric Cooperative (GVEC).

Letters of Certification (LOCs) from both GVEC and Cibolo Creek Municipal Authority (CCMA), recommending approval of Unit 9, have been submitted.

DRAINAGE:

The Stormwater Management Plan (SWMP) for the Steele Creek Subdivision, dated May of 2018, was reviewed and approved by the City Engineer during the submittal and review for the land study. According to the report, "stormwater emanating from this site will be conveyed directly into Town Creek, Town Creek East Tributary No. 1, and Town Creek Tributary 3." Compliance with the approved master drainage plan was verified as part of review of this plat.

While the FEMA-designated floodplain passes portions of the plat, along Magnolia Creek and a variable-width drainage easement within Lot 901, Block 14, the proposed development does not include any residential lots within the floodplain.

PARKLAND:

Parkland dedication is not proposed with this plat, as the requirement was previously met with the dedication provided in prior recorded units.

As outlined in the amended PIA, the developer is responsible for constructing an eight (8) foot-wide public trail, which will be constructed and completed concurrently with the public improvements for Unit 9 of the Steele Creek Subdivision.

PLANNING & ZONING COMMISSION RECOMMENDATION:

At its May 13, 2026, regular meeting, the Planning & Zoning Commission voted (5-2) to recommend denial of the Final Plat of Steele Creek Unit 9 based on a lack of information provided in the TIA (UDC, Section 18.13) and SWMP (UDC, Section 19.9), as well as concerns that these technical reports do not adequately address existing traffic and drainage/flooding issues experienced by residents.

STAFF RECOMMENDATION:

Staff and the City Engineer reviewed the plat and its associated documents. The plat was deemed to be administratively complete and in compliance with the subdivision regulations outlined in the City's UDC and Section 212, Municipal Regulation of Subdivisions and Property Development, of the Texas Local Government Code. Therefore, Staff recommends **APPROVAL** of this Final Plat.

Attachments

Final Plat Approval Criteria
Application
Narrative
Final Plat
TIA
SWMP
City Engineer Letter - TIA
City Engineer Letter - Final Plat
Staff Map
Steele Creek PIA - First Amendment
Amended Land Study

Supplemental Report

Discussion/Action on the Final Plat of Steele Creek Unit 9.

Section 20.3.5.G.8 of the Unified Development Code (UDC) provides direction to the Planning and Zoning Commission and City Council when considering a final plat by outlining the following criteria for approval.

In exercising its authority under this section, the Planning and Zoning Commission, in reviewing the final plat and making its recommendation, and the City Council, in considering final action on a final plat application should consider the following criteria:

a. ***Includes all information and supporting documentation required under applicable state and local laws;***

   STAFF FINDING: The Final Plat for Steele Creek Unit 9 has been reviewed in accordance with Section 20.3.5 of the City's Unified Development Code (UDC) and Chapter 212 of the Texas Local Government Code. All required supporting documents—including a Traffic Impact Analysis, Stormwater Management Plan, and utility letters of certification—have been submitted and reviewed by Staff and the City Engineer. These documents are deemed to be consistent with applicable statutory requirements.

b. ***If approved, the completed development will comply with all applicable zoning and subdivision regulations promulgated by the City and/or County (where applicable);***

   STAFF FINDING: The final plat for Unit 9 contains 36 single-family residential lots each meeting the minimum lot size of 21,000 square feet and dimensional requirements of the SF-2, Low Density Residential District in the 2024 UDC. Further, the final plat complies with all applicable zoning regulations (Article 14), subdivision standards (Article 19), and subdivision regulations (Article 20) in the UDC, as verified by City Staff and the City Engineer.

c. ***Compliance with all terms and conditions of a Public Improvement Agreement, if applicable, which may be evidenced by a certified letter, issued by an attorney representing the applicant, affirming that the applicant has reviewed the entire Public Improvement Agreement and determined that the proposed development is in compliance.***

   STAFF FINDING: On April 8, 2025, an amended Public Improvements Agreement (PIA) was approved for the Steele Creek Subdivision. Under the amended PIA, the developer is responsible for constructing an eight (8) foot-wide crushed granite public use trail within the subdivision. As specified in the PIA, the "developer intends to construct and complete its portion of the trail concurrently with public improvements for Unit 9."

d. Includes a Conditional Letter of Map Change (CLOMA, CLOMR, or CLOMR-F) issued by the Federal Emergency Management Agency, if any lot within the proposed subdivision will be located within an existing floodplain.

STAFF FINDING: Although the FEMA floodplain crosses portions of the plat along Magnolia Creek and a variable width drainage easement in Lot 901, Block 14, no residential lots are proposed within the floodplain. Therefore, no CLOMA, CLOMR, or CLOMR-F is required for this plat.

e. Conforms with, and is not contrary to, the City's Comprehensive Master Plan;

STAFF FINDING: Unit 9 of the Steele Creek Subdivision is designated as Estate Residential on the City's adopted Future Land Use Map (FLUM). Primary land uses in Estate Residential include "Single-Family Detached Homes, Cluster Development, and Parks and Open Space." Single-family lot sizes can range up to one half to two acres. The final plat establishes 36 residential lots that are typically 21,000 square feet, which aligns with Estate Residential.

Image: Future Land Use and Thoroughfare Plan Map, Cibolo Tomorrow Comprehensive Plan

Internal streets in Unit 9 will connect to Knights Crossing, an existing minor arterial, and Lance Crossing, an existing collector with a portion of this road being a planned collector connecting to Tolle Road. This conforms with the City's adopted Master Thoroughfare Plan (MTP).

Therefore, the proposed infrastructure network, lot layout, and density of Steele Creek Unit 9 support the adopted policies and goals of the City's Comprehensive Plan.

f. Includes fully executed agreements for all required easements and dedications, including any conveyances relating to public utilities or other public infrastructure;

STAFF FINDING: The final plat dedicates approximately 3,105 linear feet of roadway for internal streets (plat note #18) and includes appropriate easements for utilities and drainage (plat note #17). Parkland dedication is not proposed with this plat, as the requirement, 21.2 acres for this subdivision (plat note #1), was dedicated in previous units. These dedications have been reviewed and approved as part of the final plat review for this unit.

g. Includes complete plans and specifications, approved in writing by all entities having jurisdiction over the proposed improvements, for the installation, maintenance and operation of adequate water utility service as required by Section 19.1(F) of the UDC, including a final engineering report certifying the availability of sufficient surface water and/or ground water to satisfy the ultimate needs of the subdivision and evidence that sufficient water rights have been obtained and dedicated, whether through acquisition or wholesale water supply agreement.

STAFF FINDING: Water service for Unit 9 will be provided by the City of Cibolo. Construction plans for the subdivision's utility infrastructure have been reviewed and approved by the City Engineer as they meet the requirements of Section 19.1.F of the UDC, related to Adequate Service for Areas Proposed for Development.

h. Where wastewater treatment is to be provided by an existing retail public utility, as that term is defined by §13.002(19); Texas Water Code, the applicant shall furnish evidence of a contractual agreement between the applicant and a retail public utility in substantially the form attached in Section 20.6. Before final plat approval, an appropriate permit to dispose of wastes shall have been obtained from the TCEQ and complete plans and specifications for the installation, maintenance and operation of adequate wastewater collection and treatment facilities, as required by Section 19.1(F) of the UDC, shall have been approved by all entities having jurisdiction over the proposed project.

STAFF FINDING: Wastewater service will be provided by the City of Cibolo and routed through the Cibolo Creek Municipal Authority (CCMA) treatment plant. All necessary agreements and approvals for wastewater collection and treatment systems are in place, satisfying the requirements for the existing utility service area and complying with applicable TCEQ regulations.

i. ***Where there is no existing retail public utility to construct and maintain the proposed sewerage facilities the applicant shall establish a retail public utility and obtain a CCN from the Public Utility Commission. Before final plat approval, a wastewater treatment permit authorizing the treatment of the wastewater for the ultimate build-out population of the subdivision shall have been obtained from the Texas Commission on Environmental Quality and complete plans and specifications for the proposed wastewater facilities shall have been approved by all entities having jurisdiction over the proposed project.***

STAFF FINDING: This criterion is not applicable. Since wastewater service will be provided by the City of Cibolo, which is an existing public utility, the developer is not required to obtain a new Certificate of Convenience and Necessity (CCN) or establish a new retail public utility.

City of Cibolo

Planning Department
201 Loop 539 W/P.O. Box 826
Cibolo, TX 78108
Phone: (210) 658 - 9900

UNIVERSAL APPLICATION - FINAL PLAT

Please fill out this form completely, supplying all necessary information and documentation to support your request. *Please use a separate application for each submittal.* Your application will not be accepted until the application is completed and required information provided.

Project Name: Steele Creek-Unit 9

Total Acres: 23.946 Survey Name: Jeronimo Leal No. 85 Abstract No.: 210

Project Location (address): Southwest of the intersection of Town Creek Way and Lance Crossing

Current Zoning: SF-2 Overlay: ■ None ☐ Old Town ☐ FM 78

Proposed Zoning: SF-2 # of Lots: 41 # of Units: 1

Please Choose One: ■ Single-Family ☐ Multi-Family ☐ Commercial ☐ Industrial

☐ Other

Current Use: Undeveloped Total Proposed Square Footage:

Proposed Use: Single-Family Residential (Commercial/Industrial only)

Applicant Information:

Property Owner Name: Continental Homes of Texas, L.P.

Address: 5419 North Loop 1604 East City: San Antonio

State: Texas Zip Code: 78247 Phone: (210) 496-2668

Email: dbbrodbeck@drhorton.com Fax:

**Applicant* *(if different than Owner)*:* David Brodbeck

* Letter of Authorization required

Address: 5419 North Loop 1604 East City: San Antonio

State: Texas Zip Code: 78247 Phone: (210) 496-2668

Email: dbbrodbeck@drhorton.com Fax:

Representative: Becky Carroll

Address: 2000 NW Loop 410 City: San Antonio

State: Texas Zip Code: 78213 Phone: (210) 375-9000

Email: bcarroll@pape-dawson.com Fax: (210) 375-9010

Authorization: By signing this application, you hereby grant Staff access to your property to perform work related to your application.

Owner or Representative's Signature

David Brodbeck
Typed / Printed Name

State of TEXAS

County of BEXAR

Before me, Addison Johnson, on this day personally appeared
Name of Notary Public

David Brodeck, to be the person(s) who is/are subscribed to the
Name of signer(s)

foregoing instrument and acknowledge to me that he/she/they executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 11th day of April, 2025

Notary Public Signature

(Notary Seal)
ADDISON MARIE JOHNSON
Notary Public, State of Texas
Comm. Expires 09-13-2028
Notary ID 135089160

City of Cibolo Use Only
Total Fees
Payment Method
Submittal Date
Accepted by
Case Number

PAPE-DAWSON ENGINEERS

April 11, 2025

City of Cibolo
Planning Department
200 S. Main Street
Cibolo, TX 78108

Re: Steele Creek-Unit 9
Engineer's Summary Letter

To Whom It May Concern:

Steele Creek-Unit 9 is a ±23.9-acre single-family residential project located within the larger ±411-acre Steele Creek Subdivision. This project is located south of FM 1103, north of FM 78, and west of Tolle Road. This phase of the development will consist of construction to support the 41 single-family lot development, street infrastructure, drainage facilities, and utility improvements. Drainage runoff from the development of this phase of the subdivision was analyzed as part of the previously approved Stormwater Management Plan for Steele Creek Subdivision Land Study dated May 2018. Per the request of Mr. Rudolph Klein, P.E., the City Engineer for the City of Cibolo, detention is not being proposed for areas draining to Town Creek and Town Creek East Tributary No. 1 due to concerns regarding the timing of the release of the storm water run-off for the subdivision versus the timing of the peak in Town Creek.

If you have any questions or require additional information, please do not hesitate to contact me at your earliest convenience.

Sincerely,
Pape-Dawson Engineers

Becky Carroll, P.E.
Senior Vice President

P:\126\29\09\Word\Letters\250411a1 Engineers Summary Letter.docx

FINAL PLAT
OF
STEELE CREEK-UNIT 9

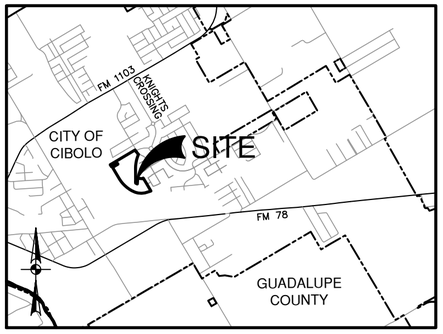
23.946 ACRES OF LAND LOCATED IN THE JERONIMO LEAL SURVEY NO. 85, ABSTRACT NO. 210, IN THE CITY OF CIBOLO, GUADALUPE COUNTY, TEXAS, AND BEING A PORTION OF THE AT CERTAIN CALLED 85.592 ACRES OF LAND CONVEYED TO 258 STEELE CREEK INVESTMENTS, LLC, AS DESCRIBED IN DOCUMENT NO. 201899019519, OF THE OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY.

(36 SINGLE FAMILY RESIDENTIAL LOTS, 2 OPEN SPACE LOTS IN 2 BLOCKS)

OWNER: CONTINENTAL HOMES OF TEXAS, LP
A TEXAS LIMITED PARTNERSHIP
BY: CHTEX OF TEXAS, INC
A DELAWARE CORPORATION, ITS SOLE GENERAL PARTNER
BY: LESLIE OSTRANDER, ASSISTANT SECRETARY
5419 N LOOP 1604 E, SAN ANTONIO, TX 78247

DATE OF PRINT: April 11, 2025

PAPE-DAWSON ENGINEERS
SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800



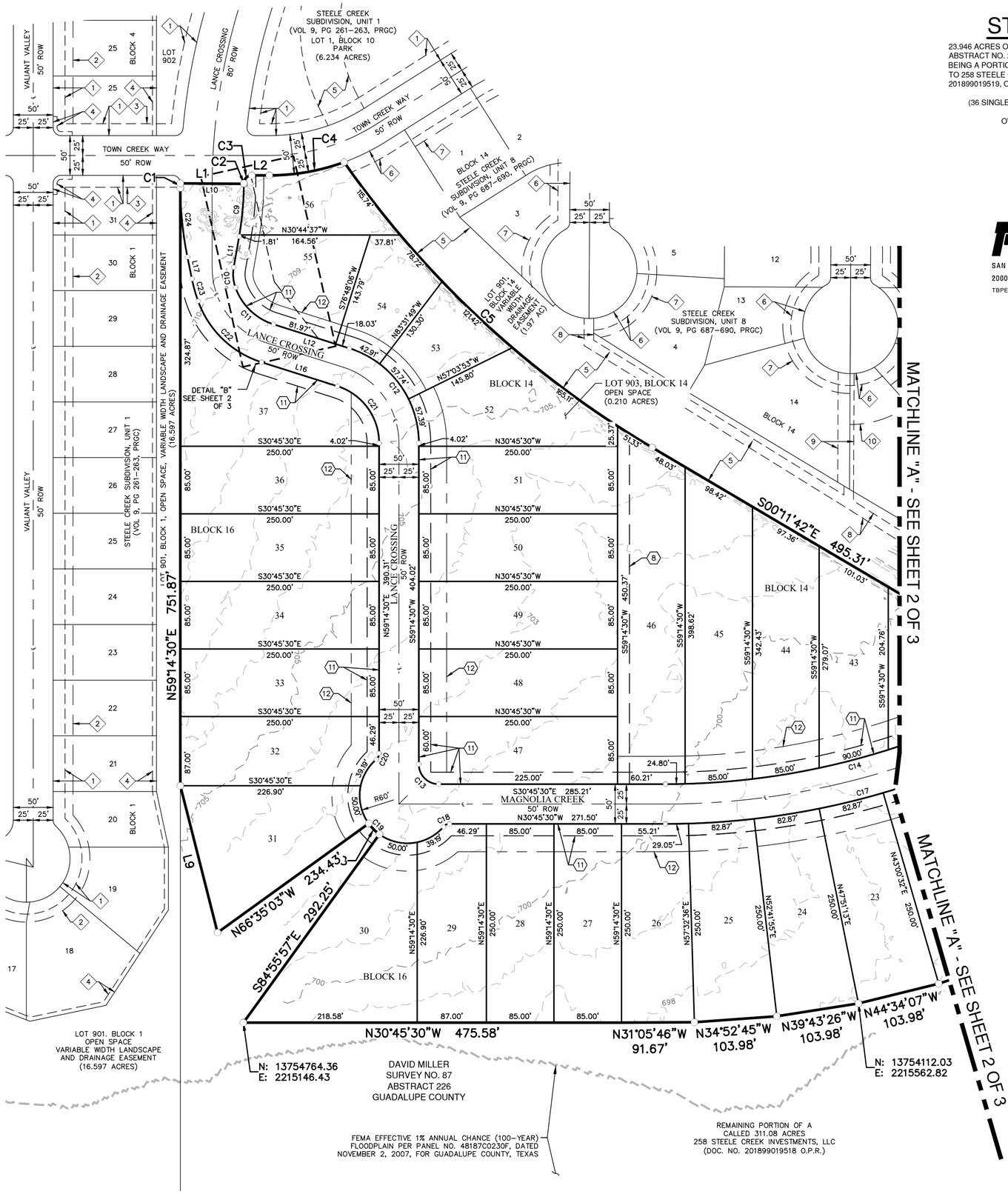
LOCATION MAP
NOT-TO-SCALE

LEGEND

AC	ACRE(S)	VOL	VOLUME
DOC	DOCUMENT	PG	PAGE(S)
DPRGC	DEED AND PLAT RECORDS OF GUADALUPE COUNTY, TEXAS	ROW	RIGHT-OF-WAY
FFE	FINISHED FLOOR ELEVATION		(SURVEYOR)
NO	NUMBER	●	FOUND 1/2" IRON ROD (CUDE UNLESS NOTED OTHERWISE)
OPRGC	OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF GUADALUPE COUNTY, TEXAS	○	SET 1/2" IRON ROD (PD)
		○	SET 1/2" IRON ROD (PD)-ROW
		◎	EASEMENT POINT OF INTERSECTION

1140 EXISTING CONTOURS
℄ CENTERLINE
CITY OF CIBOLO CITY LIMITS
FEMA EFFECTIVE 1% ANNUAL CHANCE (100-YEAR) FLOODPLAIN PER PANEL NO. 48187C0230F, DATED NOVEMBER 2, 2007, FOR GUADALUPE COUNTY, TEXAS

6 VARIABLE WIDTH DRAINAGE EASEMENT
7 VARIABLE WIDTH PRIVATE DRAINAGE EASEMENT
8 10' PRIVATE DRAINAGE EASEMENT
11 15' GAS, ELECTRIC, TELEPHONE, AND CABLE TV EASEMENT
12 35' SETBACK EASEMENT
13 15' GAS, ELECTRIC, TELEPHONE, AND CABLE TV EASEMENT (TOTAL: 0.064 ACRES "OFF-SITE")
14 VARIABLE WIDTH DRAINAGE EASEMENT (TOTAL: 0.672 ACRES "OFF-SITE")
15 VARIABLE WIDTH WATER EASEMENT (TOTAL: 0.074 ACRES "OFF-SITE")
1 15' GAS, ELECTRIC, TELEPHONE, AND CABLE TV EASEMENT (VOL 9, PG 261-263, PRGC)
2 25' BUILDING SETBACK (VOL 9, PG 261-263, PRGC)
3 15' BUILDING SETBACK (VOL 9, PG 261-263, PRGC)
4 1' VEHILCE NON-ACCESS EASEMENT (NOT-TO-SCALE) (VOL 9, PG 261-263, PRGC)
5 VARIABLE WIDTH DRAINAGE EASEMENT (VOL 9, PG 261-263, PRGC)
6 15' GAS, ELECTRIC, TELEPHONE, AND CABLE TV EASEMENT (VOL 9, PG 687-690, PRGC)
7 25' BUILDING SETBACK (VOL 9, PG 687-690, PRGC)
8 12' SANITARY SEWER EASEMENT (VOL 9, PG 687-690, PRGC)
9 20' SANITARY SEWER AND DRAINAGE EASEMENT (VOL 9, PG 687-690, PRGC)
10 64' BUILDING SETBACK (VOL 9, PG 687-690, PRGC)
11 30' BUILDING SETBACK (VOL 9, PG 687-690, PRGC)
12 15' BUILDING SETBACK (VOL 9, PG 687-690, PRGC)



LOT 901, BLOCK 1
OPEN SPACE
VARIABLE WIDTH LANDSCAPE AND DRAINAGE EASEMENT
(16.597 ACRES)

N: 13754764.36
E: 2215146.43

DAVID MILLER SURVEY NO. 87 ABSTRACT 226 GUADALUPE COUNTY

FEMA EFFECTIVE 1% ANNUAL CHANCE (100-YEAR) FLOODPLAIN PER PANEL NO. 48187C0230F, DATED NOVEMBER 2, 2007, FOR GUADALUPE COUNTY, TEXAS

REMAINING PORTION OF A CALLED 311.08 ACRES 258 STEELE CREEK INVESTMENTS, LLC (DOC. NO. 201899019518 O.P.R.)

N: 13754112.03
E: 2215562.82

SCALE: 1"= 100'
100' 0' 50' 100'

SEE SHEET 3 OF 3 FOR LINE AND CURVE TABLES

PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

STEELE CREEK-UNIT 9
Civil Job No. 12629-09; Survey Job No. 12629-06

Date: Apr 11, 2025, 1:25pm User ID: RParedes
File: P:\126\09\09\Design\Civil\PLAT\PL1262909.dwg

FINAL PLAT
OF
STEELE CREEK-UNIT 9

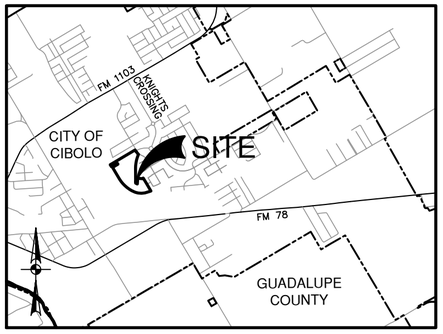
23.946 ACRES OF LAND LOCATED IN THE JERONIMO LEAL SURVEY NO. 85, ABSTRACT NO. 210, IN THE CITY OF CIBOLO, GUADALUPE COUNTY, TEXAS, AND BEING A PORTION OF THE AT CERTAIN CALLED 85.592 ACRES OF LAND CONVEYED TO 258 STEELE CREEK INVESTMENTS, LLC, AS DESCRIBED IN DOCUMENT NO. 201899019519, OF THE OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY.

(36 SINGLE FAMILY RESIDENTIAL LOTS, 2 OPEN SPACE LOTS IN 2 BLOCKS)

OWNER: CONTINENTAL HOMES OF TEXAS, LP
A TEXAS LIMITED PARTNERSHIP
BY: CHTEX OF TEXAS, INC
A DELAWARE CORPORATION, ITS SOLE GENERAL PARTNER
BY: LESLIE OSTRANDER, ASSISTANT SECRETARY
5419 N LOOP 1604 E, SAN ANTONIO, TX 78247

DATE OF PRINT: April 11, 2025

PAPE-DAWSON ENGINEERS
SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800



LOCATION MAP
NOT-TO-SCALE

LEGEND

AC	ACRE(S)	VOL	VOLUME
DOC	DOCUMENT	PG	PAGE(S)
DPRGC	DEED AND PLAT RECORDS OF GUADALUPE COUNTY, TEXAS	ROW	RIGHT-OF-WAY
		(SURVEYOR)	
FFE	FINISHED FLOOR ELEVATION	●	FOUND 1/2" IRON ROD (CUDE UNLESS NOTED OTHERWISE)
NO	NUMBER	○	SET 1/2" IRON ROD (PD)
OPRGC	OFFICIAL PUBLIC RECORDS (OFFICIAL PUBLIC RECORDS OF REAL PROPERTY) OF GUADALUPE COUNTY, TEXAS	○	SET 1/2" IRON ROD (PD)-ROW
		◘	EASEMENT POINT OF INTERSECTION

1140 EXISTING CONTOURS
℄ CENTERLINE
CITY OF CIBOLO CITY LIMITS
FEMA EFFECTIVE 1% ANNUAL CHANCE (100-YEAR) FLOODPLAIN PER PANEL NO. 48187C0230F, DATED NOVEMBER 2, 2007, FOR GUADALUPE COUNTY, TEXAS

6 VARIABLE WIDTH DRAINAGE EASEMENT
7 VARIABLE WIDTH PRIVATE DRAINAGE EASEMENT
8 10' PRIVATE DRAINAGE EASEMENT
11 15' GAS, ELECTRIC, TELEPHONE, AND CABLE TV EASEMENT
12 35' SETBACK EASEMENT
13 15' GAS, ELECTRIC, TELEPHONE, AND CABLE TV EASEMENT (TOTAL: 0.064 ACRES "OFF-SITE")
14 VARIABLE WIDTH DRAINAGE EASEMENT (TOTAL: 0.672 ACRES "OFF-SITE")
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1 15' GAS, ELECTRIC, TELEPHONE, AND CABLE TV EASEMENT (VOL 9, PG 261-263, PRGC)
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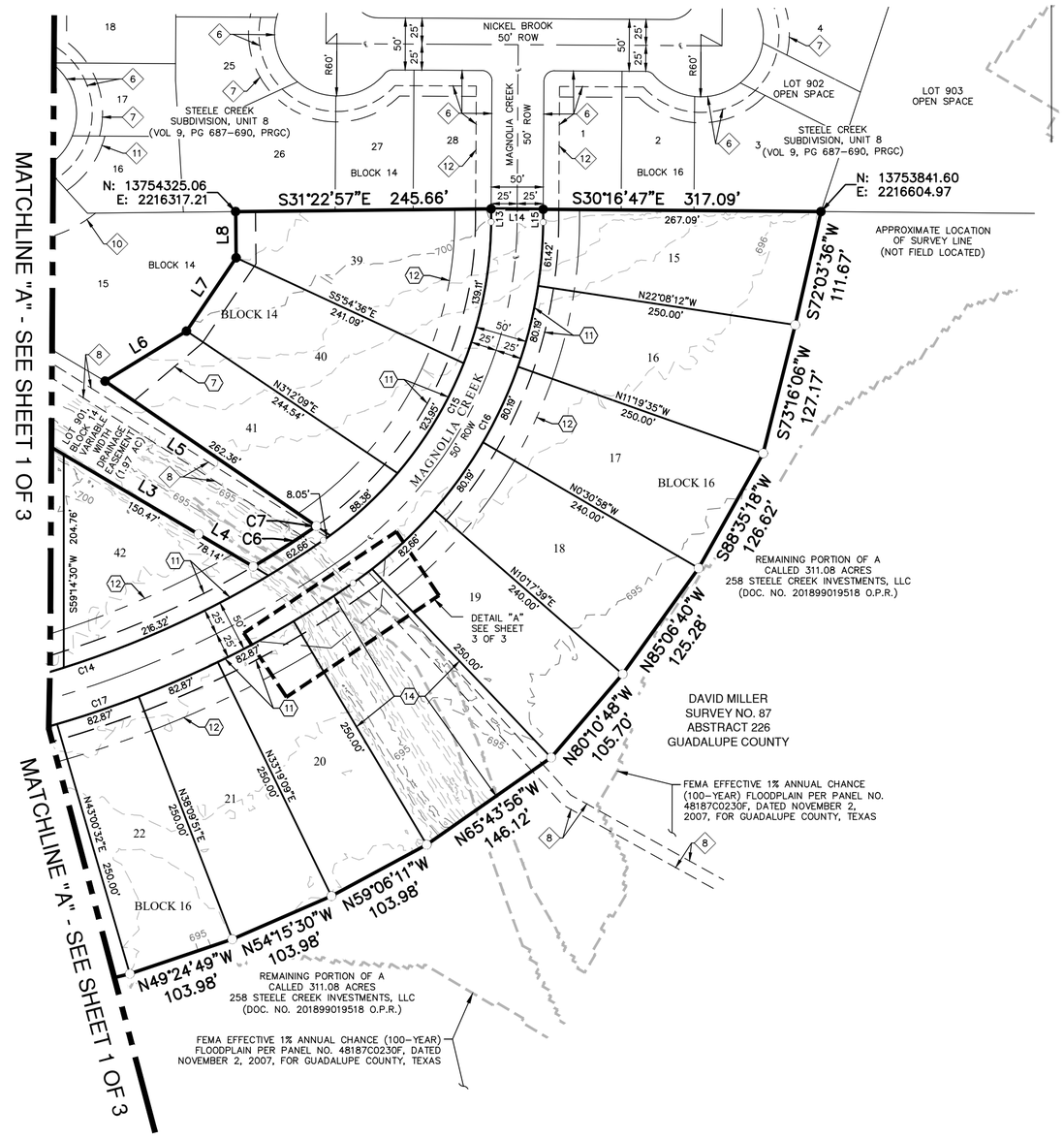

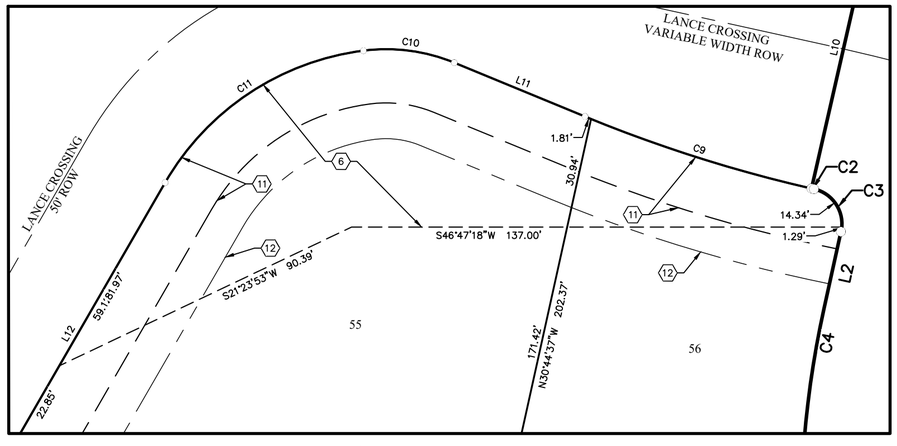

DETAIL "B"
SEE SHEET 1 OF 3
SCALE: 1"= 30'

SCALE: 1"= 100'
100' 0' 50' 100'

SEE SHEET 3 OF 3 FOR LINE AND CURVE TABLES

PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

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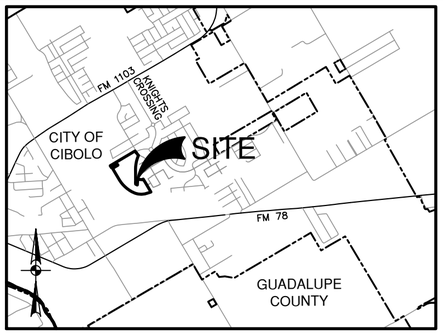
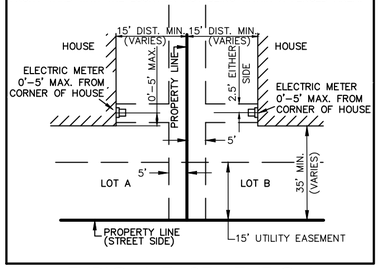


LOCATION MAP

NOT-TO-SCALE

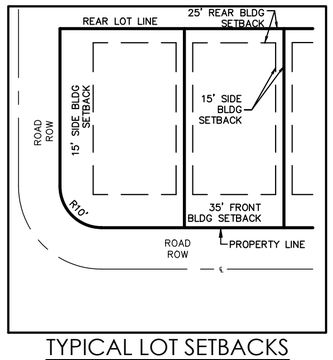
NOTE: GVEC WILL POSSESS A 5' WIDE EASEMENT TO THE SERVICE METER LOCATION. EASEMENT TO FOLLOW SERVICE LINE AND WILL VARY DEPENDING ON LOCATION OF BUILDING OR STRUCTURE.

NOTE: GVEC SHALL HAVE ACCESS TO METER LOCATIONS FROM THE FRONT YARD WITH THE LOCATION NOT BEING WITHIN A FENCED AREA.



TYPICAL EASEMENT ON INTERIOR PROPERTY LINE

NOT-TO-SCALE



TYPICAL LOT SETBACKS EXCEPT AS NOTED

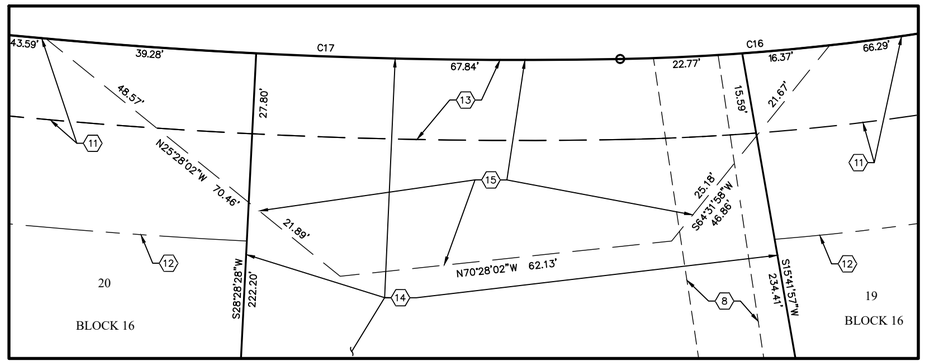
NOT-TO-SCALE

GENERAL NOTES:

1. IN ACCORDANCE WITH THE CIBOLO UDC, APPROXIMATELY 21.20 ACRES OF PARKLAND DEDICATION IS REQUIRED FOR THE OVERALL STEELE CREEK DEVELOPMENT. THIS UNIT CONTAINS 0.000 ACRES.
2. SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF THE UNIFIED DEVELOPMENT CODE OF THE CITY OF CIBOLO AND STATE PLATTING STATUTES, AND IS SUBJECT TO FINES AND WITHHOLDINGS OF UTILITIES AND BUILDING PERMITS.
3. PLAT APPROVAL SHALL NOT BE DEEMED TO OR PRESUMED TO GIVE AUTHORITY TO VIOLATE, NULLIFY, VOID, OR CANCEL ANY PROVISIONS OF LOCAL, STATE, OR FEDERAL LAWS, ORDINANCES, OR CODES.
4. THE CITY OF CIBOLO RESERVES THE RIGHT TO RENAME STREETS AND/OR CHANGE HOUSE NUMBERS DUE TO INCOMPATIBILITY WITH EXISTING NAME LAYOUT, EMERGENCY VEHICLE RESPONSE, AND MAIL DELIVERY.
5. THE APPLICANT IS RESPONSIBLE FOR SECURING ANY FEDERAL PERMITS THAT MAY BE NECESSARY AS THE RESULT OF PROPOSED DEVELOPMENT ACTIVITY. THE CITY OF CIBOLO IS NOT RESPONSIBLE FOR DETERMINING THE NEED FOR, OR ENSURING COMPLIANCE WITH ANY FEDERAL PERMIT.
6. APPROVAL OF THIS PLAT DOES NOT CONSTITUTE A VERIFICATION OF ALL DATA, INFORMATION, AND CALCULATIONS SUPPLIED BY THE APPLICANT. THE ENGINEER OF RECORD OR REGISTERED PROFESSIONAL LAND SURVEYOR IS SOLELY RESPONSIBLE FOR THE COMPLETENESS, ACCURACY, AND ADEQUACY OF HIS/HER SUBMITTAL WHETHER OR NOT THE APPLICATION IS REVIEWED FOR CODE COMPLIANCE BY THE CITY ENGINEERS.
7. ALL RESPONSIBILITY FOR THE ADEQUACY OF THIS PLAT REMAINS WITH THE ENGINEER OR SURVEYOR WHO PREPARED THEM. IN APPROVING THESE PLANS, THE CITY OF CIBOLO MUST RELY ON THE ADEQUACY OF THE WORK OF THE ENGINEER AND/OR SURVEYOR OF RECORD.
8. ROUTINE MAINTENANCE OF WEEDS AND GRASS IN ALL EASEMENTS SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER, HOME OWNERS ASSOCIATION, OR PROPERTY OWNER ASSOCIATION, ON WHICH THE EASEMENT IS LOCATED IN ACCORDANCE WITH CITY OF CIBOLO CODE OF ORDINANCE PROVISIONS FOR HIGH WEEDS AND GRASS.
9. A GEOTECHNICAL REPORT DEMONSTRATING COMPLIANCE WITH ALL RECOMMENDED PRACTICE FOR THE DESIGN OF RESIDENTIAL FOUNDATION, VERSION 1 STANDARDS OF THE TEXAS SECTION OF THE AMERICAN SOCIETY OF CIVIL ENGINEERS, THE GEOTECHNICAL STANDARDS OF THE CITY OF CIBOLO UDC, AND THE CITY OF CIBOLO BUILDING CODE, EACH OF WHICH AS MAY BE AMENDED, PRIOR TO ISSUANCE OF A BUILDING PERMIT.
10. ACCORDING TO FIRM MAP NO. 48187C0230F DATED NOVEMBER, 2, 2007, ALL RESIDENTIAL LOTS WITHIN THE SUBJECT PROJECT SHOWN HEREON APPEARS TO LIE OUTSIDE ZONE "X" (AREAS OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN).
11. THE ELEVATIONS SHOWN ARE BASED ON NAVD88 DATUM.
12. THE PROPERTY SHOWN HEREON IS NOT LOCATED WITHIN THE EDWARDS AQUIFER RECHARGE ZONE.
13. THE PROPERTY SHOWN HEREON IS LOCATED WITHIN THE CITY OF CIBOLO.
14. THE PROPERTY SHOWN HEREON IS LOCATED INSIDE THE SHERTZ-CIBOLO-UNIVERSAL CITY SCHOOL DISTRICT.
15. THE PROPERTY SHOWN HEREON WILL HAVE UTILITIES PROVIDED BY THE FOLLOWING:
    WATER: CITY OF CIBOLO
    SEWER: CITY OF CIBOLO
    ELECTRICITY: GVEC
16. ALL RESIDENTIAL LOTS WITHIN THIS PLAT ARE WITHIN THE CITY OF CIBILO, AND ARE ZONED SF-2, PER CITY ORDINANCE #1230.
17. NO STRUCTURE, FENCES, WALLS, OR OTHER OBSTRUCTIONS THAT IMPEDE DRAINAGE SHALL BE PLACED WITHIN THE LIMITS OF THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT. NO LANDSCAPING OR OTHER TYPE OF MODIFICATIONS WHICH ALTER THE CROSS-SECTIONS OF THE DRAINAGE EASEMENTS, AS APPROVED, SHALL BE ALLOWED WITHOUT THE APPROVAL OF THE DIRECTOR OF PUBLIC WORKS. THE CITY OF CIBOLO SHALL HAVE THE RIGHT TO INGRESS AND EGRESS OVER THE GRANTOR'S ADJACENT PROPERTY TO REMOVE ANY IMPEDING OBSTRUCTIONS PLACED WITHIN THE LIMITS OF SAID DRAINAGE EASEMENTS AND TO MAKE ANY MODIFICATIONS OR IMPROVEMENTS WITHIN SAID DRAINAGE EASEMENTS.
18. APPROXIMATELY 3105 LF OF PUBLIC ROAD IS PROVIDED WITHIN THIS PLAT.
19. ALL PROPOSED STREETS WILL BE DEDICATED TO THE PUBLIC AND MAINTAINED BY THE CITY OF CIBILO, UNLESS OTHERWISE NOTED.

SURVEYOR'S NOTES:

1. PROPERTY CORNERS ARE MONUMENTED WITH CAP OR DISK MARKED "PAPE-DAWSON" UNLESS NOTED OTHERWISE.
2. COORDINATES SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 NAD83 (NA2011) EPOCH 2010.00 FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE DISPLAYED IN GRID VALUES DERIVED FROM THE NGS COOPERATIVE CORS NETWORK.
3. DIMENSIONS SHOWN ARE SURFACE.
4. BEARINGS ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 NAD83 (NA2011) EPOCH 2010.00, FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE.



DETAIL "A"

SEE SHEET 2 OF 3

SCALE: 1"= 30'

CURVE TABLE					
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C1	820.00'	0°24'25"	N59°26'43"E	5.82'	5.82'
C2	740.00'	0°03'21"	N59°40'35"E	0.72'	0.72'
C3	10.00'	89°32'15"	S75°31'37"E	14.08'	15.63'
C4	275.00'	20°01'04"	S40°46'02"E	95.59'	96.08'
C5	1245.00'	24°29'50"	S12°03'13"W	528.26'	532.31'
C6	1036.42'	3°51'38"	S63°18'18"E	69.82'	69.83'
C7	110.35'	1°13'49"	S65°40'49"E	2.37'	2.37'
C8	60.00'	18°20'54"	N14°14'30"E	19.13'	19.21'
C9	400.00'	9°31'25"	S64°24'37"W	66.41'	66.49'
C10	50.00'	29°40'30"	S54°20'05"W	25.61'	25.90'
C11	75.00'	52°41'44"	S13°08'57"W	66.57'	68.98'
C12	125.00'	72°26'25"	S23°01'18"W	147.72'	158.04'
C13	25.00'	90°00'00"	S14°14'30"W	35.36'	39.27'
C14	930.00'	34°44'00"	S48°07'30"E	555.19'	563.78'
C15	375.00'	54°55'33"	N87°02'43"E	345.88'	359.49'
C16	425.00'	54°55'33"	S87°02'43"W	392.00'	407.42'
C17	980.00'	34°44'00"	N48°07'30"W	585.03'	594.09'
C18	10.00'	49°20'37"	N55°25'48"W	8.35'	8.61'
C19	60.00'	188°41'13"	N14°14'30"E	119.66'	197.59'
C20	10.00'	49°20'37"	N83°54'49"E	8.35'	8.61'

CURVE TABLE					
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C21	75.00'	72°26'25"	N23°01'18"E	88.63'	94.82'
C22	125.00'	52°41'44"	N13°08'57"E	110.95'	114.96'
C23	200.00'	8°17'32"	N43°38'29"E	28.91'	28.93'
C24	450.00'	11°51'46"	N53°43'02"E	93.00'	93.17'

LINE TABLE		
LINE #	BEARING	LENGTH
L1	S30°21'05"E	80.00'
L2	S30°45'30"E	21.96'
L3	S0°11'42"E	495.31'
L4	S0°11'30"E	61.02'
L5	N3°39'45"E	246.40'
L6	S62°18'05"E	91.98'
L7	S86°37'19"E	85.04'
L8	N58°37'03"E	44.38'
L9	N45°00'00"E	190.58'
L10	S30°21'05"E	80.00'
L11	S69°10'20"W	39.53'
L12	S13°11'54"E	100.00'
L13	N59°34'57"E	12.57'
L14	S30°16'47"E	50.00'
L15	S59°34'57"W	12.45'
L16	N13°11'54"W	100.00'
L17	N47°47'09"E	28.20'

UNDERGROUND SUBDIVISION PLAT NOTES:

1. WHERE UNDERGROUND SERVICES ARE UTILIZED GVEC WILL POSSESS A 5-FOOT-WIDE EASEMENT TO THE SERVICE METER LOCATION. EASEMENT TO FOLLOW SERVICE LINE AND WILL VARY DEPENDING ON LOCATION OF BUILDING OR STRUCTURE.
2. GVEC SHALL HAVE ACCESS TO METER LOCATIONS FROM THE FRONT YARD WITH THE LOCATION NOT BEING WITHIN A FENCED AREA.
3. ANY EASEMENT DESIGNATED AS A GVEC 20' X 20' UTILITY EASEMENT SHALL REMAIN OPEN FOR ACCESS AT ALL TIMES AND SHALL NOT BE WITHIN A FENCED AREA.
4. ALL UTILITY EASEMENTS ARE FOR THE CONSTRUCTION, UPGRADE, MAINTENANCE (INCLUDING BUT NOT LIMITED TO REMOVAL OF TREES AND OTHER OBSTRUCTIONS), READING OF METERS, AND REPAIR OF ALL OVERHEAD AND UNDERGROUND UTILITIES AND SHALL REMAIN AT FINAL GRADE.
5. ALL LOTS ADJOINING UTILITY LOT OR PRIVATE, CITY, COUNTY, OR STATE RIGHT OF WAY ARE SUBJECT TO A 5'X 30' GUY WIRE EASEMENT ALONG SIDE AND REAR LOT LINES.
6. ALL ELECTRIC EASEMENTS, FOR BOTH PRIMARY AND SECONDARY ELECTRIC SERVICE, INCLUDE RIGHTS OF INGRESS AND EGRESS ACROSS THE SUBDIVISION FOR THE PURPOSE OF INSTALLING, SERVICING, UPGRADING, AND MAINTAINING THE ELECTRICAL FACILITIES AND SHALL REMAIN AT FINAL GRADE.
7. ANY REQUEST TO SUBSEQUENTLY RELOCATE ANY PORTION OF THE ELECTRIC FACILITIES INSTALLED SHALL BE SUBJECT TO THE COOPERATIVE'S REASONABLE DISCRETION AND THE REQUESTING PARTY SHALL BEAR ALL COSTS ASSOCIATED WITH SUCH RELOCATION.
8. THE COOPERATIVE SHALL ONLY BE REQUIRED TO FILL, GRADE, AND RESTORE GROUND COVER BACK TO ORIGINAL GRADE AS A RESULT OF ANY EXCAVATION BY OR ON BEHALF OF THE COOPERATIVE.

DRAINAGE AND OPEN SPACE EASEMENT NOTE:

THIS PLAT IS HEREBY ADOPTED BY THE OWNERS (CALLED "OWNERS") AND APPROVED BY THE CITY IF CIBOLO, (CALLED "CITY") SUBJECT TO THE FOLLOWING CONDITIONS WHICH SHALL BE BINDING UPON THE OWNERS, THEIR HEIRS, GRANTEES, SUCCESSOR, AND ASSIGNS: LOT 902, BLOCK 14, AS SHOWN ON THE PLAT IS CALLED "DRAINAGE AND OPEN SPACE EASEMENT." THE DRAINAGE AND OPEN SPACE EASEMENT IS HEREBY RESERVED FOR THE PUBLIC'S USE FOREVER, BUT INCLUDING THE FOLLOWING COVENANTS WITH REGARD TO MAINTENANCE RESPONSIBILITY. THE EXISTING CREEK OR CREEKS TRAVERSING THE DRAINAGE AND OPEN SPACE EASEMENT SHALL REMAIN AS OPEN CHANNELS AT ALL TIMES AND SHALL BE MAINTAINED BY ALL OF THE OWNERS OF LOTS IN THE SUBDIVISION BY AND THROUGH A LAWFULLY CREATED HOMEOWNERS ASSOCIATION TO BE CREATED BY THE OWNERS, THE OWNERS COVENANT AND AGREE THAT SUCH A HOMEOWNERS ASSOCIATION (CALLED "ASSOCIATION") SHALL BE CREATED PRIOR TO THE FINAL ACCEPTANCE BY THE CITY. ASSOCIATION DOCUMENTS SHALL BE SUBJECT TO THE APPROVAL OF THE CITY AND SHALL SPECIFICALLY CONTAIN COVENANTS BINDING THE ASSOCIATION TO CONTINUOUSLY MAINTAIN THE DRAINAGE AND OPEN SPACE EASEMENT. SUCH COVENANTS SHALL NOT RELIEVE THE INDIVIDUAL LOT OWNERS OF THE RESPONSIBILITY TO MAINTAIN THE DRAINAGE AND OPEN SPACE EASEMENT SHOULD THE ASSOCIATION DEFAULT IN THE PERFORMANCE OF ITS MAINTENANCE RESPONSIBILITY. THE ASSOCIATION DOCUMENTS SHALL ALSO CONTAIN PROVISIONS THAT THEY MAY NOT BE AMENDED WITH REGARD TO THE DRAINAGE AND OPEN SPACE EASEMENT SHALL ALWAYS REMAIN IN THE ASSOCIATION. THE CITY WILL NOT BE RESPONSIBLE FOR THE MAINTENANCE AND OPERATION OF SAID CREEK OR CREEKS OR FOR ANY DAMAGE OR INJURY TO PRIVATE PROPERTY OR PERSON THAT RESULTS FROM THE FLOW OF WATER ALONG SAID CREEK, OR FOR THE CONTROL OF EROSION. NO OBSTRUCTION TO THE NATURAL FLOW OF STORM WATER RUN-OFF SHALL BE PERMITTED BY CONSTRUCTION OF ANY TYPE OF BUILDING FENCE, OR ANY OTHER STRUCTURE WITHIN THE DRAINAGE AND OPEN SPACE EASEMENT. PROVIDED, HOWEVER, IT IS UNDERSTOOD THAT IN THE EVENT IT BECOMES NECESSARY FOR THE CITY TO CONSIDER CHANNELIZING OR ERECTING ANY TYPE OF DRAINAGE STRUCTURE IN ORDER TO IMPROVE THE STORM DRAINAGE, THEN IN SUCH EVENT, THE CITY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO ENTER UPON THE DRAINAGE AND OPEN SPACE EASEMENT AT ANY POINT, OR POINTS, WITH ALL RIGHTS OF INGRESS AND EGRESS TO INVESTIGATE, SURVEY, OR TO ERECT, CONSTRUCT, AND MAINTAIN ANY DRAINAGE FACILITY DEEMED NECESSARY FOR DRAINAGE PURPOSES. THE OWNERS AND ASSOCIATION SHALL KEEP THE NATURAL DRAINAGE CHANNELS WITHIN THE DRAINAGE AND OPEN SPACE EASEMENT FREE OF DEBRIS, SILT, OR ANY SUBSTANCE WHICH WOULD RESULT IN UNSANITARY CONDITIONS OR OBSTRUCT THE FLOW OF WATER, AND THE CITY SHALL HAVE THE RIGHT OF INGRESS AND EGRESS FOR THE PURPOSE OF INSPECTION AND SUPERVISION OF MAINTENANCE WORK BY THE OWNERS AND THE ASSOCIATION TO ALLEVIATE ANY UNDESIRABLE CONDITIONS WHICH MAY OCCUR. THE CREEKS AND NATURAL DRAINAGE CHANNELS THROUGH THE DRAINAGE AND OPEN SPACE EASEMENT, AS IN THE CASE OF ALL NATURAL CHANNELS, ARE SUBJECT TO STORM WATER OVERFLOW AND NATURAL BANK EROSION TO AN EXTENT WHICH CANNOT BE DEFINITELY DEFINED. THE CITY SHALL NOT BE LIABLE FOR ANY DAMAGES AND INJURIES OF ANY NATURE RESULTING FROM THE OCCURRENCE OF THESE NATURAL PHENOMENA, NOR RESULTING FROM THE FAILURE OF ANY STRUCTURE OR STRUCTURES, WITHIN THE DRAINAGE AND OPEN SPACE EASEMENT, AND THE OWNERS HEREBY AGREE TO INDEMNIFY AND HOLD HARMLESS THE CITY FROM ANY SUCH DAMAGES AND INJURIES. BUILDING AREAS OUTSIDE THE DRAINAGE AND OPEN SPACE EASEMENT SHALL BE FILLED TO A MINIMUM ELEVATION AS SHOWN ON THE PLAT.

FINAL PLAT OF STEELE CREEK-UNIT 9

23.946 ACRES OF LAND LOCATED IN THE JERONIMO LEAL SURVEY NO. 85, ABSTRACT NO. 210, IN THE CITY OF CIBOLO, GUADALUPE COUNTY, TEXAS, AND BEING A PORTION OF THE AT CERTAIN CALLED 85.592 ACRES OF LAND CONVEYED TO 258 STEELE CREEK INVESTMENTS, LLC, AS DESCRIBED IN DOCUMENT NO. 201899019519, OF THE OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY.

(36 SINGLE FAMILY RESIDENTIAL LOTS, 2 OPEN SPACE LOTS IN 2 BLOCKS)

OWNER: CONTINENTAL HOMES OF TEXAS, LP
A TEXAS LIMITED PARTNERSHIP
BY: CHTEX OF TEXAS, INC
A DELAWARE CORPORATION, ITS SOLE GENERAL PARTNER
BY: LESLIE OSTRANDER, ASSISTANT SECRETARY
5419 N LOOP 1604 E, SAN ANTONIO, TX 78247

DATE OF PRINT: April 11, 2025

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SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

APPROVED ON THIS _____ DAY OF _____, _____, BY THE CITY ENGINEER, CITY OF CIBOLO, TEXAS.

BY: _____
CITY ENGINEER, CITY OF CIBOLO

THIS SUBDIVISION PLAT OF STEELE CREEK, UNIT 9, SUBMITTED AND APPROVED BY GUADALUPE VALLEY ELECTRIC COOPERATIVE, INC. FOR EASEMENTS.

_____
AGENT FOR GUADALUPE VALLEY ELECTRIC COOP., INC.

THIS PROPOSED DEVELOPMENT HAS BEEN REVIEWED AND APPROVED BY THE CIBOLO CREEK MUNICIPAL AUTHORITY (CCMA) FOR WASTEWATER TREATMENT PLANT CAPACITY AND EASEMENTS. ALL FEES DUE FOR IMPACT TO THE SYSTEM AT TIME OF CONNECTION WILL BE CALCULATED AT SUBMITTAL OF BUILDING PERMIT APPLICATION.

_____
AGENT FOR CIBOLO CREEK MUNICIPAL AUTHORITY

APPROVED ON THIS THE _____ DAY OF _____ , A.D., 20 _____, BY THE CITY ENGINEER, CITY OF CIBOLO, TEXAS.

_____
CITY ENGINEER, CITY OF CIBOLO

THIS PLAT OF STEELE CREEK, UNIT 9, HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF CIBOLO, TEXAS, AND IS HEREBY APPROVED BY SUCH COMISSION.

DATED THIS _____ DAY OF _____ , ____

BY: _____
CHAIR

BY: _____
VICE CHAIR

THIS PLAT OF STEELE CREEK, UNIT 9, HAS BEEN SUBMITTED TO AND CONSIDERED BY THE CITY COUNCIL OF THE CITY OF CIBOLO, TEXAS AND IS HEREBY APPROVED BY SUCH CITY COUNCIL.

DATED THIS _____ DAY OF _____ , A.D., 20 _____

BY: _____ BY: _____
CITY SECRETARY MAYOR

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN IN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT. TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE CITY COUNCIL OF THE CITY OF CIBOLO.

_____
LICENSED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE _____ DAY OF _____ , _____.

_____
NOTARY PUBLIC IN AND FOR THE
STATE OF TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE ON THE GROUND UNDER MY SUPERVISION.

_____
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE _____ DAY OF _____ , _____.

_____
NOTARY PUBLIC IN AND FOR THE
STATE OF TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF LAND SHOWN ON THIS PLAT, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC, EXCEPT AREAS IDENTIFIED AS PRIVATE OR PART OF AN ENCLAVE OR PLANNED UNIT DEVELOPMENT, FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

_____

OWNER/DEVELOPER: LESLIE OSTRANDER, ASSISTANT SECRETARY
BY: CHTEX OF TEXAS, INC.
A DELAWARE CORPORATION,
IT'S SOLE GENERAL PARTNER OF
CONTINENTAL HOMES OF TEXAS, L.P.
5419 N. LOOP 1604 E
SAN ANTONIO, TX 78247
(210) 496-2668

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED LESLIE OSTRANDER KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS DAY OF _____, A.D. 20 _____.

_____
NOTARY PUBLIC, BEXAR COUNTY, TEXAS

SEE THIS SHEET FOR LINE AND CURVE TABLES

PLAT NOTES APPLY TO EVERY PAGE OF THIS MULTIPLE PAGE PLAT

STEELE CREEK-UNIT 9

Civil Job No. 12629-09; Survey Job No. 12629-06

Date: Apr 11, 2025, 1:25pm User ID: RParedes
File: P:\126\09\Design\Civil\PLAT\PL12629090.dwg

PAPE–DAWSON

MEMO

TO:	City of Cibolo – Planning Department City Hall Annex 201 W Loop 539 Cibolo, TX 78108	**DATE:**	March 16, 2026
FROM:	Grant Wuebben, P.E., PTOE	**PROJECT NO.:**	12629-13
cc:	Cheridan Mataalii		
RE:	Steel Creek – TIA Update Memo		

Pape-Dawson was retained to prepare a Traffic Impact Analysis (TIA) update for the Steele Creek development. The site is located on the southeast corner of FM 1103 at the Main Street intersection, north of FM 78 in the City of Cibolo, Guadalupe County, Texas. The original TIA was performed by CEC and is dated May 15th, 2018. This update memo will analyze land use summary of the Steele Creek development consisting of proposed changes to the land uses / sizes contained in the original approved TIA report. Since then, changes have been made to the site plan, and the number of single-family dwelling units has decreased from 1,041 lots to 921 lots. The change in number of trips is documented in this memo.

SITE PLAN UPDATE

The original TIA consisted of 947 Single-Family dwelling units and 94 town homes. Since then, the number of single-family dwelling units has decreased to 921. Of which, 666 homes are existing or under construction, with 255 dwelling units remaining to be built. In addition, there will no longer be town homes and instead will be replaced with 666 existing or platted single-family dwelling units. There are four units still to be constructed, which includes 255 single-family dwelling units. Units 4A and 9 will be constructed in 2026 and Units 4B and 10 will be constructed in 2027. The original TIA site plan and the proposed site plan are provided in **Attachment A**. In addition, driveway access at the intersection of Tolle Road at Lance Crossing will be constructed in 2027.

TRIP COMPARISON TABLE

The site trips from the original 2018 TIA were compared to the proposed trips from the updated land use and sizes. The trip generation comparison was performed using ITE 12th Edition rates as shown in **Table 1**.

Table 1. Trip Generation Comparison

Land Use (ITE Code)	Size	AM Peak Hour			PM Peak Hour			Daily Total
		Enter	Exit	Total	Enter	Exit	Total	
Original TIA Trip Generation with ITE 9th Edition (2018)								
Single Family Residential (210)	947 DU	178	532	710	597	350	947	9,015
Residential Townhouse (230)	94 DU	7	34	41	33	16	49	546
Original TIA (2018) Trips Total		185	566	751	630	366	996	9,561
		751			**996**			**9,561**
Updated TIA Trip Generation with ITE 12th Edition (2026)								
Existing Homes								
Single Family Residential (210)	666 DU	126	340	466	384	235	619	6,054
Future Homes								
Single Family Residential (210)	255 DU	48	131	179	147	90	237	2,318
Updated TIA (2026) Trips Total		174	471	645	531	325	856	8,372
		645			**856**			**8,372**
Original TIA (2018) Trips Total		**751**			**996**			**9,561**

	AM Peak	PM Peak	Daily
Difference	**106**	**140**	**1,189**
	-14%	**-14%**	**-12%**

As shown in **Table 1**, the updated trip generation shows a reduction of 106 (-14%) AM peak hour site trips, 140 (-14%) PM peak hour site trips, and 1,189 (-12%) daily trips. The number of proposed site trips is less than the number of site trips in the original TIA and therefore, no mitigation changes are proposed from the original recommendations.

SITE ACCESS

The proposed development will include two site driveways. Driveway 1, which has been constructed, is located at the intersection of Knights Crossing at FM 1103 and provides direct and regional access to the site. It is noted that Knights Crossing at FM 1103 currently operates as a signalized intersection with a constructed eastbound right-turn and westbound left-turn lane. Driveway 2, which is to be completed in 2027, will be called Lance Crossing and shall be a connector to Tolle Road on the eastern side of the development. In the original TIA, a northbound left-turn lane and a southbound right-turn lane at Tolle Road are proposed mitigations and will remain the same.

MITIGATION SUMMARY

The mitigation improvements proposed in the TIA mitigation update memo (dated 2/12/2026) will remain the same and are summarized in **Table 2** below. The TIA updated Site Plan (dated 10/29/2026) and the pages from Original TIA are provided in **Attachment A** and **Attachment B**, respectively. No change is proposed for mitigation improvements in the original TIA.

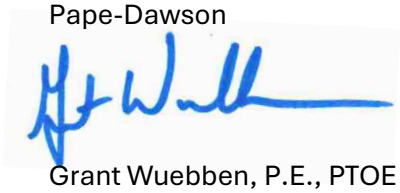
Table 2. Mitigation Improvements and Status

Intersection	Improvements	Status
Signalized Intersections		
Knights Crossing at FM 1103	Traffic Signal Installation	Constructed
	Install EB Right-Turn Lane	Constructed
	Install WB Left-Turn Lane	Constructed
Unsignalized Intersections		
Lane Crossing at Tolle Road	NB Left-Turn Lane	Not Constructed – To be constructed when Lance Crossing connection is made.
	SB Right-Turn Lane	Not Constructed – To be constructed when Lance Crossing connection is made.

This TIA update evaluates the revised site plan and associated changes in residential land uses for the Steele Creek development. Based on the updated land use summary, the resulting trip generation is less than what was identified in the original approved TIA. The remaining roadway and access improvements will be constructed with the completion of the Collector connection in 2027. We trust that the enclosed information will satisfy the City's requirements for this application for TIA update. Please let us know if you require additional information.

Sincerely,

Pape-Dawson



Grant Wuebben, P.E., PTOE

Senior Project Manager

Attachments:

A – Original TIA Site Plan and Proposed Site Plan

B – Original TIA Documents

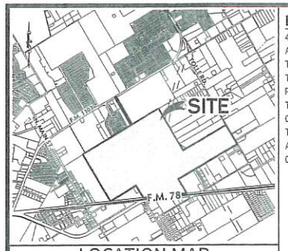
C – Photos

END OF MEMO

\\pape-dawson\PD-Legacy\P-Drive\126\29\13\1_Admin\12_Agreements\123_Draft_Agreements\26_03_12_Steele_Creek_TIA_Update_Memo.docx

ATTACHMENT A
Original TIA Site Plan and Proposed Site Plan

Original TIA Site Plan



LOCATION MAP
N.T.S.

LEGAL DESCRIPTION:

411.584 ACRES OF LAND BEING OUT OF THE GERONIMO LEAL SURVEY NO. 85, ABSTRACT NO. 210 AND THE DAVID MILLER SURVEY NO. 87, ABSTRACT NO. 226, IN THE CITY OF CIBOLO, GUADALUPE COUNTY, TEXAS, AND BEING A PORTION OF THAT CERTAIN CALLED 310.989 ACRES OF LAND, AS DESCRIBED IN VOLUME 1302, PAGES 593-596, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS; THAT CERTAIN CALLED 85.60 ACRES, AS DESCRIBED IN VOLUME 2250, PAGE 634, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS AND A PORTION OF THAT CERTAIN TRACT OF LAND CONVEYED TO JANET SCHUBERT SKINNER, ET AL, AS DESCRIBED IN DOCUMENT NUMBER 2015025575, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS.

DEVELOPER:

DR HORTON, INC.
211 N. LOOP 1604 E, SUITE 130
SAN ANTONIO, TX 78232
CONTACT PERSON: LESLIE OSTRANDER

CIVIL ENGINEER:

CUDE ENGINEERS
CONTACT PERSON: PATRICK MURPHY, P.E.
4122 POND HILL ROAD, SUITE 101
SAN ANTONIO, TX 78231
TEL: (210) 681-2951
FAX: (210) 523-7112

LEGEND:

- SITE BOUNDARY
- CITY LIMIT BOUNDARY
- EXISTING LIFT STATION
- EXISTING SEWER MAIN
- EXISTING WATER MAIN
- EXISTING OVERHEAD ELECTRIC
- EXISTING RAIL ROAD TRACKS
- EXISTING ZONING BOUNDARY
- EXISTING DEED LINE
- PROPOSED PHASE BOUNDARY
- PROPOSED MAJOR THOROUGHFARE
- PROPOSED PRIVATE PARK & AMENITY CENTER
- 1% ANNUAL CHANCE FLOODPLAIN
- FLOODWAY
- PROPOSED CLOMR FLOODPLAIN REVISIONS
- EXISTING CANOPY COVER
- PROPOSED OPEN SPACE

UNIT	LAND USE TYPE	PLATTING ORDER	MAX. LOT COVERAGE	MAX DENSITY	GROSS Ac.	NET Ac.
1A	MEDIUM DENSITY RESIDENTIAL	2	60%	4	30.32	13.89
1B	MEDIUM DENSITY RESIDENTIAL	7	60%	4	14.52	11.03
2	MIXED DENSITY RESIDENTIAL	1	60%	5.5	29.66	19.21
3A	MIXED DENSITY RESIDENTIAL	3	60%	5.5	20.05	16.15
3B	MIXED DENSITY RESIDENTIAL	8	60%	5.5	22.12	17.57
3C	MIXED DENSITY RESIDENTIAL	12	60%	5.5	20.04	18.22
4A	MIXED DENSITY RESIDENTIAL	4	60%	5.5	15.31	14.74
4B	MIXED DENSITY RESIDENTIAL	9	60%	5.5	43.76	22.70
5	MIXED DENSITY RESIDENTIAL	5	60%	5.5	15.61	14.19
6	MIXED DENSITY RESIDENTIAL	14	60%	5.5	25.08	19.43
7	MIXED DENSITY RESIDENTIAL	15	60%	5.5	23.96	5.78
8A	MEDIUM DENSITY RESIDENTIAL	10	60%	4	20.39	12.92
8B	MEDIUM DENSITY RESIDENTIAL	13	60%	4	15.74	11.00
9	LOW DENSITY RESIDENTIAL	11	60%	2	67.00	21.41
10	TOWNHOME	6	75%	18	11.12	7.85
-	PARK SPACE	-----	-----	-----	6.23	6.23
-	RIGHT OF WAY ②	-----	-----	-----	30.67	30.67
TOTAL					411.56	264.99

① EQUIVALENT DISTRICT CODE WITH H DESIGNATION INDICATES A MODIFICATION TO ONE OR MORE OF THE ARTICLE 14 LOT DESIGN STANDARDS.
② RIGHT-OF-WAY AS INDICATED ON THE MAJOR THOROUGHFARE PLAN & FUTURE LAND USE MAP.
③ PARKLAND DEDICATION REQUIRED = 264.99 Ac. x 0.03 = 21.20 Ac.

LINE TABLE		
LINE	LENGTH	BEARING
L1	328.67'	S30°33'06"E
L2	390.51'	S30°03'34"E
L3	570.94'	N59°29'41"E
L4	375.28'	S59°14'41"W
L5	155.38'	S58°57'41"W
L6	193.90'	S59°28'41"W
L7	116.02'	N59°03'35"E
L8	392.39'	N59°24'33"E
L9	200.00'	N59°30'46"E
L10	60.00'	N59°23'28"E

LOT SIZE	GROSS ACREAGE	NET ACREAGE
55'x120'	62.55	24.37
60'x120'	154.38	115.49
70'x120'	106.96	72.30
85'x120'	41.05	17.29
TOWNHOMES	10.62	10.62
TOTAL	375.56	240.07

CUDE ENGINEERS
CUDEENGINEERS.COM
4122 Pond Hill Road, Suite 101
San Antonio, Texas 78231
P:(210) 681.2951 F: (210) 523.7112

STEELE CREEK SUBDIVISION
PLANNED UNIT DEVELOPMENT

LAND STUDY:
PROPOSED USE & DEVELOPMENT

DATE
2018-04-04
PROJECT NO.
02907.300
DRAWN BY
PMB
CHECKED BY
JMC

REVISIONS
1.
2.
3.
4.
5.
6.
7.
8.
9.

SCALE: 1"=300'
0 150 300

CUDE ENGINEERS
TBPE No. 455

E24.2

2 OF 2

REPRODUCTION OF THE ORIGINAL SIGNED AND SEALED PLAN AND/OR ELECTRONIC MEDIA MAY HAVE BEEN INADVERTENTLY ALTERED. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE SCALE OF THE DOCUMENT AND CONTACTING CUDE ENGINEERS TO VERIFY DISCREPANCIES PRIOR TO CONSTRUCTION.

CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.
11550 I.H. 10 WEST, SUITE 395
SAN ANTONIO, TEXAS 78230
TEL. (210) 641-9999
FAX: (210) 641-6440
EMAIL: cec@ceclexas.com

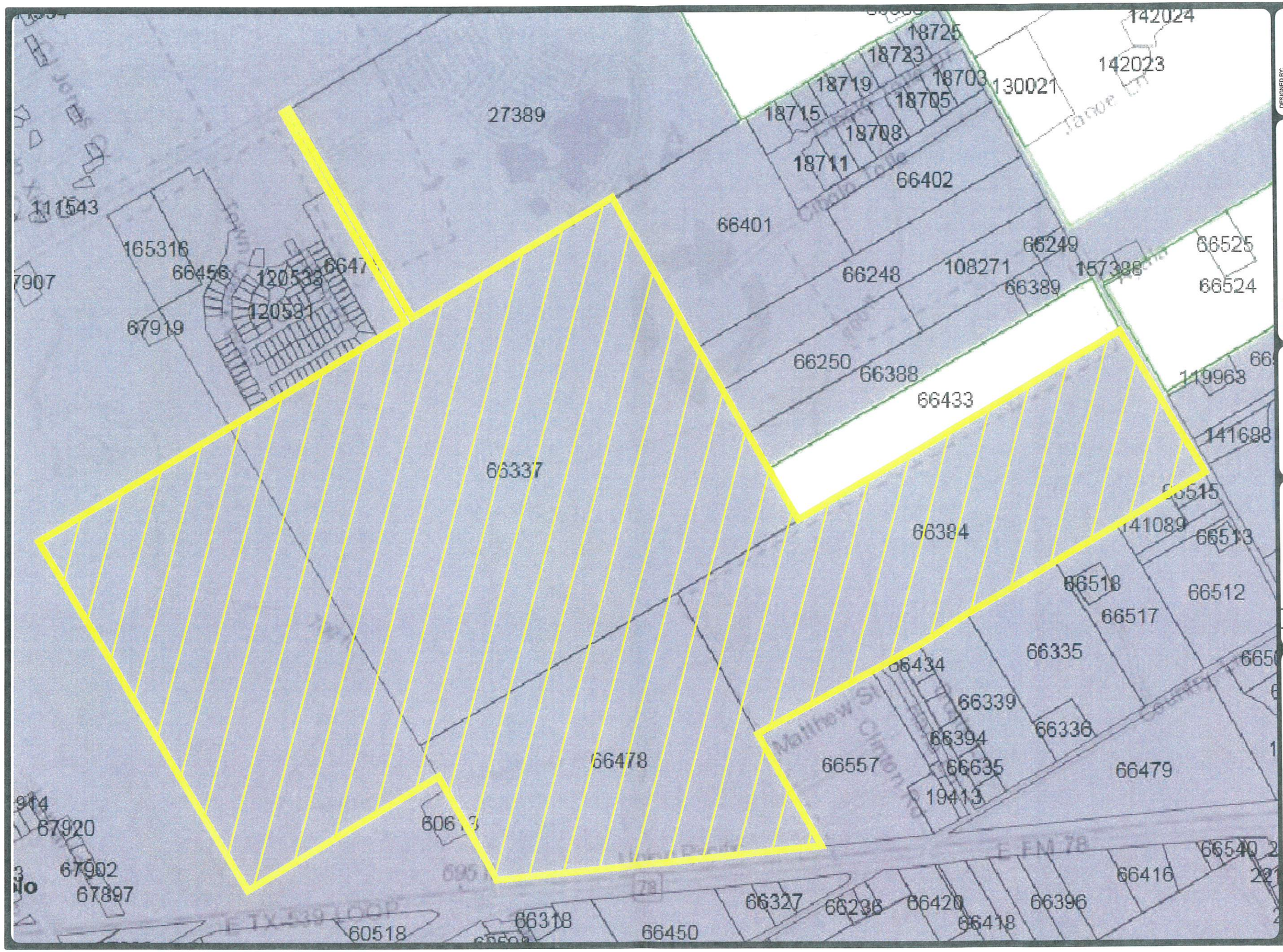
DESIGNED BY:	
DRAWN BY:	
CHECKED BY:	
DATE:	January 2018
JOB NUMBER:	E0597600

REV	DATE	DESCRIPTION

Steele Creek Planned Unit Development

Aerial Photo Exhibit

B



DESIGNED BY:
DRAWN BY:
CHECKED BY:
DATE: January 2018
JOB NUMBER: ED597600

CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.
11550 I.H. 10 WEST, SUITE 395
SAN ANTONIO, TEXAS 78230
TEL: (210) 641-9999
FAX: (210) 641-6440
EMAIL: cec@cectexas.com

REV	DATE	DESCRIPTION

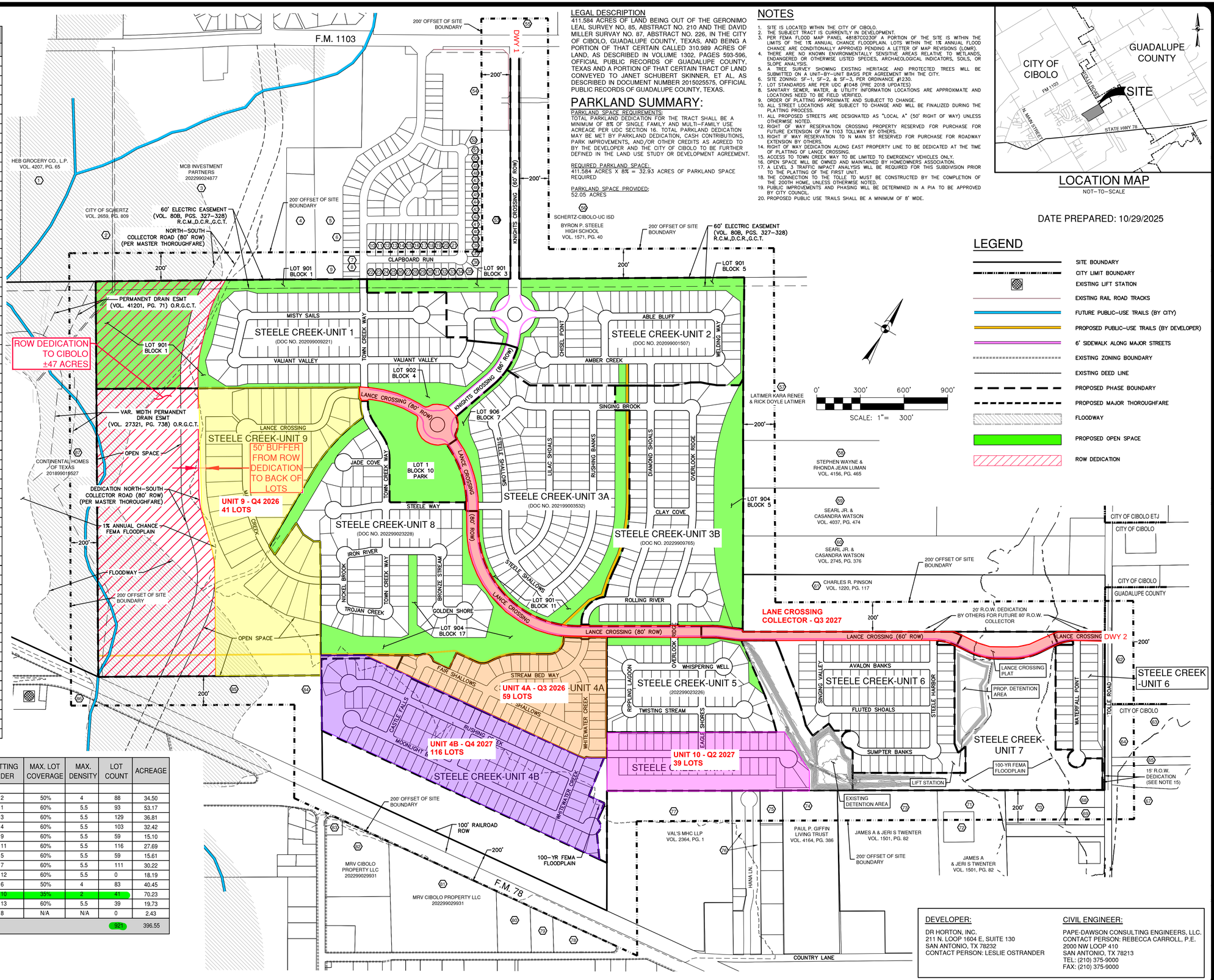
Steele Creek Planned Unit Development

Guadalupe County
Appraisal Map Exhibit

C

Proposed Site Plan

ADJACENT PROPERTY SUMMARY			
PROPERTY	OWNER	VOLUME	PAGE
4	TRAN KHIEM THANH	2021-99019339	
5	TRAN KHIEM THANH	2021-99019339	
6	KEENAN J MOORE	2633	111
7	AGUILERA HECTOR	202099030644	
8	OLDHOMCADE CANNON & MORGAN GRACE LPOD SSE	2617	621
9	CITY OF CIBOLO	7	209-210
10	BRADLEY MCBRIDE JR.	2015008072	
11	LEAL MATTHEW VINCENT & AMANDA BRADY LEAL	202199033095	
12	SFR TEXAS ACQUISITION 3 LLC	202299020039	
13	SOKNARA BUN KUCH	2014017088	
14	ALJON RAZON GIANAN	2596	1014
15	INDUS MONTAGES TX LLC	202299013665	
16	JAY M. LOHMER	3025	400
17	JOSEPH & DAWN R COLLINS	2629	429
18	ABRAMS CAMILLE	201999016219	
19	KNAPP JARROD REED & KRISTINA ANN	202299004454	
20	VALANTE JANSEN & JACQUELIN PLAZA	202199014298	
21	GABRIEL & APRIL N ROSAS	4087	790
22	JAMES E SANCHEZ & GABRIELA JIMENEZ -SANCHEZ	2017017482	
23	MIGUEL & KATHIA A FLORES	2737	292
24	DEMARCUS JACKSON	2821	917
25	RALPH LOGAN & MICHELLE BROWN	2845	569
26	ROY SAIZ JR & NGOC-DIEM THI DUONG	2017020554	
27	CADY CHRISTOPHER AND RACHEL M	201899021588	
28	SCOTT A SIMPSON	2747	676
29	ANESI M & RHONDA TUUFULI	2526	158
30	FLICKINGER LEVI & JESSICA	202299021973	
31	GREEN CARMEN & DAVID CLAY	202199029918	
32	IVORY CHARLES ASHBY	2689	736
33	PRITTERS TRISTYN & RUSSELL PRITTERS III	202399029281	
34	WALTERS SHANE	202099023515	
35	WESTENDORF ALEX THOMAS	202299035686	
36	ANDREW FOX	2016009439	
37	SFR PROPERTY OWNER 3 LLC	202299015379	
38	GREGORY & MONIQUE A MCCLAIN	13295	703
39	RICARDO & DELMA SANTA CRUZ	2386	150
40	WANDER JUSTIN	202299000549	
41	TESCH JOSHUA & BRITTANY	202299017564	
42	THOMAS M & LISA L HAAG	2469	275
43	VERONICA LOPEZ	2400	760
44	LIZBETH ANGUIANO	2427	924
45	ALVA ALAN	202199022702	
46	DIRKES LAURANCE	202399028413	
47	MULTIPLE OWNERS	----------	
48	STEPHEN & DEENA KILPATRICK	2435	451
49	DINO & MARIA LAURENTI	2427	971
50	JOHN PATRICK & TONYA ROSE MARS	2018000201	
51	JUAN & DANIELLE VILLAREAL	2637	963
52	RICHTER ANTHONY KEYE & MELISSA AREND	202199031293	
53	VERTURO LAND ASSET 4 LLC	202299013410	
54	CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF THE LATTER DAY SAINTS	3175	558
55	30 ASSOCIATES LTD	2015017573	
62	TOLLE FAMILY FARM LLC	202499012878	
63	JAMES A & MISTY HESTER	2129	982
64	JAMES A HESTER II	4006	225
65	MARY J HESTER	556	783
66	JAMES A HESTER ESTATE	DEATH CERT - 2170164	
67	JAMES A HESTER ESTATE	DEATH CERT - 2170164	
68	MALCOLM MACLAUCHLAN	2619	174
69	GONZALEZ WALBERTO	202299026217	
70	MALCOLM H MACLAUCHLAN	2940	846
75	ESTATE OF CHARLES C TROYER	DEATH CERTIFICATE	
76	COUNTRY LANE MOBILE ESTATES, LLC	2015013580	
78	MGT PROPERTIES LLC	201999005215	
79	UNVARYING QUALITY	202099037072	
80	DAVID W & LAUREL L CALE	2626	872
83	GPM CITXOO1 LLC	202199038702	
84	CENTI PAUL J & ERIKA	201899022809	
85	CENTI PAUL J & ERIKA	201899022809	
86	CITY OF CIBOLO	1262	712



LEGAL DESCRIPTION

411.584 ACRES OF LAND BEING OUT OF THE GERONIMO LEAL SURVEY NO. 85, ABSTRACT NO. 210 AND THE DAVID MILLER SURVAY NO. 87, ABSTRACT NO. 226, IN THE CITY OF CIBOLO, GUADALUPE COUNTY, TEXAS, AND BEING A PORTION OF THAT CERTAIN CALLED 310.989 ACRES OF LAND, AS DESCRIBED IN VOLUME 1302, PAGES 593-596, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS AND A PORTION OF THAT CERTAIN TRACT OF LAND CONVEYED TO JANET SCHUBERT SKINNER, ET AL, AS DESCRIBED IN DOCUMENT NUMBER 2015025575, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS.

PARKLAND SUMMARY:

PARKLAND SPACE REQUIREMENTS:
TOTAL PARKLAND DEDICATION FOR THE TRACT SHALL BE A MINIMUM OF 8% OF SINGLE FAMILY AND MULTI-FAMILY USE ACREAGE PER UDC SECTION 16. TOTAL PARKLAND DEDICATION MAY BE MET BY PARKLAND DEDICATION, CASH CONTRIBUTIONS, PARK IMPROVEMENTS, AND/OR OTHER CREDITS AS AGREED TO BY THE DEVELOPER AND THE CITY OF CIBOLO TO BE FURTHER DEFINED IN THE LAND USE STUDY OR DEVELOPMENT AGREEMENT.

REQUIRED PARKLAND SPACE:
411.584 ACRES X 8% = 32.93 ACRES OF PARKLAND SPACE REQUIRED

PARKLAND SPACE PROVIDED:
52.05 ACRES

NOTES

1. SITE IS LOCATED WITHIN THE CITY OF CIBOLO.
2. THE SUBJECT TRACT IS CURRENTLY IN DEVELOPMENT.
3. PER FEMA FLOOD MAP PANEL 48187C0230F A PORTION OF THE SITE IS WITHIN THE LIMITS OF THE 1% ANNUAL CHANCE FLOODPLAIN. LOTS WITHIN THE 1% ANNUAL FLOOD CHANCE ARE CONDITIONALLY APPROVED PENDING A LETTER OF MAP REVISIONS (LOMR).
4. THERE ARE NO KNOWN ENVIRONMENTALLY SENSITIVE AREAS RELATIVE TO WETLANDS, ENDANGERED OR OTHERWISE LISTED SPECIES, ARCHAEOLOGICAL INDICATORS, SOILS, OR SLOPE ANALYSIS.
5. A TREE SURVEY SHOWING EXISTING HERITAGE AND PROTECTED TREES WILL BE SUBMITTED ON A UNIT-BY-UNIT BASIS PER AGREEMENT WITH THE CITY.
6. SITE ZONING: SF-1, SF-2, & SF-3, PER ORDINANCE #1230.
7. LOT STANDARDS ARE PER UDC #1048 (PRE 2018 UPDATES)
8. SANITARY SEWER, WATER, & UTILITY INFORMATION LOCATIONS ARE APPROXIMATE AND LOCATIONS NEED TO BE FIELD VERIFIED.
9. ORDER OF PLATTING APPROXIMATE AND SUBJECT TO CHANGE.
10. ALL STREET LOCATIONS ARE SUBJECT TO CHANGE AND WILL BE FINALIZED DURING THE PLATTING PROCESS.
11. ALL PROPOSED STREETS ARE DESIGNATED AS "LOCAL A" (50' RIGHT OF WAY) UNLESS OTHERWISE NOTED.
12. RIGHT OF WAY RESERVATION CROSSING PROPERTY RESERVED FOR PURCHASE FOR FUTURE EXTENSION OF FM 1103 TOLLWAY BY OTHERS.
13. RIGHT IF WAY RESERVATION TO N MAIN ST RESERVED FOR PURCHASE FOR ROADWAY EXTENSION BY OTHERS.
14. RIGHT OF WAY DEDICATION ALONG EAST PROPERTY LINE TO BE DEDICATED AT THE TIME OF PLATTING OF LANCE CROSSING.
15. ACCESS TO TOWN CREEK WAY TO BE LIMITED TO EMERGENCY VEHICLES ONLY.
16. OPEN SPACE WILL BE OWNED AND MAINTAINED BY HOMEOWNERS ASSOCIATION.
17. A LEVEL 3 TRAFFIC IMPACT ANALYSIS WILL BE REQUIRED FOR THIS SUBDIVISION PRIOR TO THE PLATTING OF THE FIRST UNIT.
18. THE CONNECTION TO THE TOLLE TO MUST BE CONSTRUCTED BY THE COMPLETION OF THE 200TH HOME, UNLESS OTHERWSE NOTED.
19. PUBLIC IMPROVEMENTS AND PHASING WILL BE DETERMINED IN A PIA TO BE APPROVED BY CITY COUNCIL.
20. PROPOSED PUBLIC USE TRAILS SHALL BE A MINIMUM OF 8' WIDE.

LOCATION MAP
NOT-TO-SCALE

DATE PREPARED: 10/29/2025

LEGEND

- SITE BOUNDARY
- CITY LIMIT BOUNDARY
- EXISTING LIFT STATION
- EXISTING RAIL ROAD TRACKS
- FUTURE PUBLIC-USE TRAILS (BY CITY)
- PROPOSED PUBLIC-USE TRAILS (BY DEVELOPER)
- 6' SIDEWALK ALONG MAJOR STREETS
- EXISTING ZONING BOUNDARY
- EXISTING DEED LINE
- PROPOSED PHASE BOUNDARY
- PROPOSED MAJOR THOROUGHFARE
- FLOODWAY
- PROPOSED OPEN SPACE
- ROW DEDICATION

UNIT	LAND USE TYPE	PLATTING ORDER	MAX. LOT COVERAGE	MAX. DENSITY	LOT COUNT	ACREAGE
1	MEDIUM DENSITY RESIDENTIAL (SF2)	2	50%	4	88	34.50
2	MIXED DENSITY RESIDENTIAL (SF3)	1	60%	5.5	93	53.17
3A	MIXED DENSITY RESIDENTIAL (SF3)	3	60%	5.5	129	36.81
3B	MIXED DENSITY RESIDENTIAL (SF3)	4	60%	5.5	103	32.42
4A	MIXED DENSITY RESIDENTIAL (SF3)	9	60%	5.5	59	15.10
4B	MIXED DENSITY RESIDENTIAL (SF3)	11	60%	5.5	116	27.69
5	MIXED DENSITY RESIDENTIAL (SF3)	5	60%	5.5	59	15.61
6	MIXED DENSITY RESIDENTIAL (SF3)	7	60%	5.5	111	30.22
7	MIXED DENSITY RESIDENTIAL (SF3)	12	60%	5.5	0	18.19
8	MEDIUM DENSITY RESIDENTIAL (SF2)	6	50%	4	83	40.45
9	LOW DENSITY RESIDENTIAL (SF1)	10	35%	2	41	70.23
10	MIXED DENSITY RESIDENTIAL (SF3)	13	60%	5.5	39	19.73
	LANCE CROSSING	8	N/A	N/A	0	2.43
	TOTAL				921	396.55

DEVELOPER:
DR HORTON, INC.
211 N. LOOP 1604 E, SUITE 130
SAN ANTONIO, TX 78232
CONTACT PERSON: LESLIE OSTRANDER

CIVIL ENGINEER:
PAPE-DAWSON CONSULTING ENGINEERS, LLC.
CONTACT PERSON: REBECCA CARROLL, P.E.
2000 NW LOOP 410
SAN ANTONIO, TX 78213
TEL: (210) 375-9000
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NO.	REVISION	DATE

PAPE-DAWSON ENGINEERS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028800

STEELE CREEK
CIBOLO, TEXAS

LAND STUDY
PROPOSED USE AND DEVELOPMENT

PLAT NO. _____
JOB NO. 12629-00
DATE OCTOBER 2025
DESIGNER SS
CHECKED ____ DRAWN SS
SHEET _____

Date: September 28, 2023, 9:36 AM - User ID: ssepulveda
File: P:\126\29\00\Design\Exhibits\240829 at Land Use Study.dwg

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ATTACHMENT B
Original TIA Documents

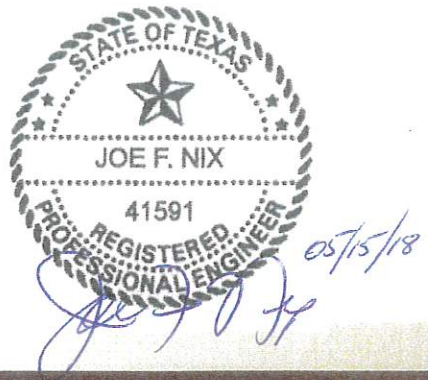
Prepared For:

DR Horton
211 N. Loop 1604 E., Suite 130
San Antonio, Texas

CEC
CIVIL ENGINEERING CONSULTANTS

TRAFFIC IMPACT STUDY

Steele Creek Planned Unit Development
411.584 Acres, FM 1103
Cibolo, Texas



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Intelligent Engineering. Nature of Design.

TRANSPORTATION PUBLIC WORKS DEVELOPMENT SURVEYING

TRAFFIC IMPACT ANALYSIS

Steele Creek Planned Unit Development
411.584 Acres, FM 1103
Cibolo, Texas

Prepared for:

D R Horton, Inc.
211 N. Loop 1604 E., Suite 130
San Antonio, Texas

Prepared by:

CEC
CIVIL ENGINEERING CONSULTANTS

Civil Engineering Consultants
11550 IH 10 West, Suite 395
San Antonio, Texas

Prepared In Cooperation With:

EST 1980 CUDE ENGINEERS

Cude Engineers
4122 Pond Hill Road, Suite 101
San Antonio, Texas

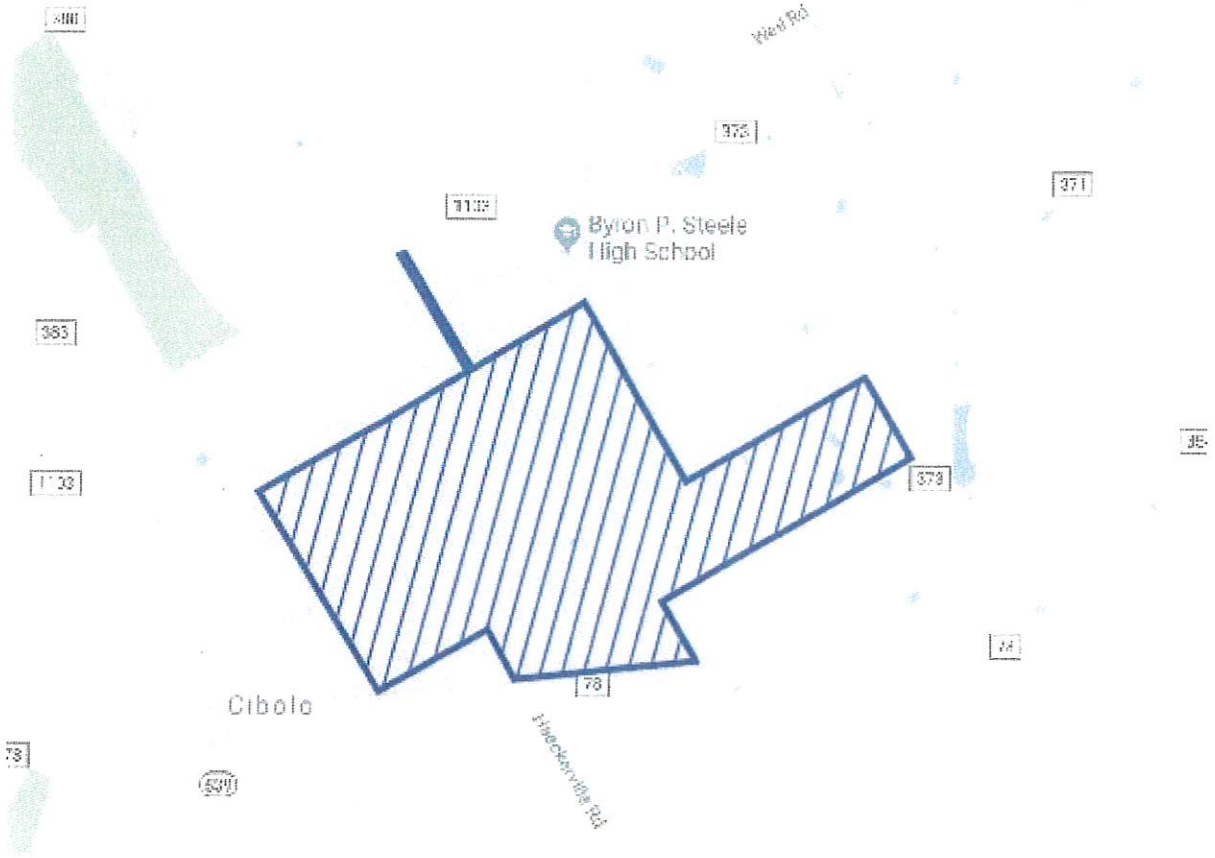
May 2018
E0597600

EXECUTIVE SUMMARY

TRAFFIC IMPACT ANALYSIS
Steele Creek Planned Unit Development
411.584 Acres, FM 1103
Cibolo, Texas

A. SITE LOCATION

The location of the Steele Creek Planned Unit Development is between FM 1103 and the Union Pacific Railroad and between Town Creek and Tolle Road, as shown in Figure i.



Source: Google Map

Figure i. Steele Creek Planned Unit Development Location

B. DEVELOPMENT DESCRIPTION

The Steele Creek Planned Unit Development is to consist of as many as 947 single family homes and 94 townhouses. The development is proposed to be built out in five years. The 412 acres are proposed to be developed in ten phases (units). The development will be served by two streets: an arterial street to access FM 1103 and a collector street to access Tolle Road. A collector street will be stubbed out at the eastern flood plain of Town Creek, right-of-way will be dedicated to the western border of the 412 acres to provide for the potential of a future extension of Schlather Street by others. The development layout is shown in Figure ii.

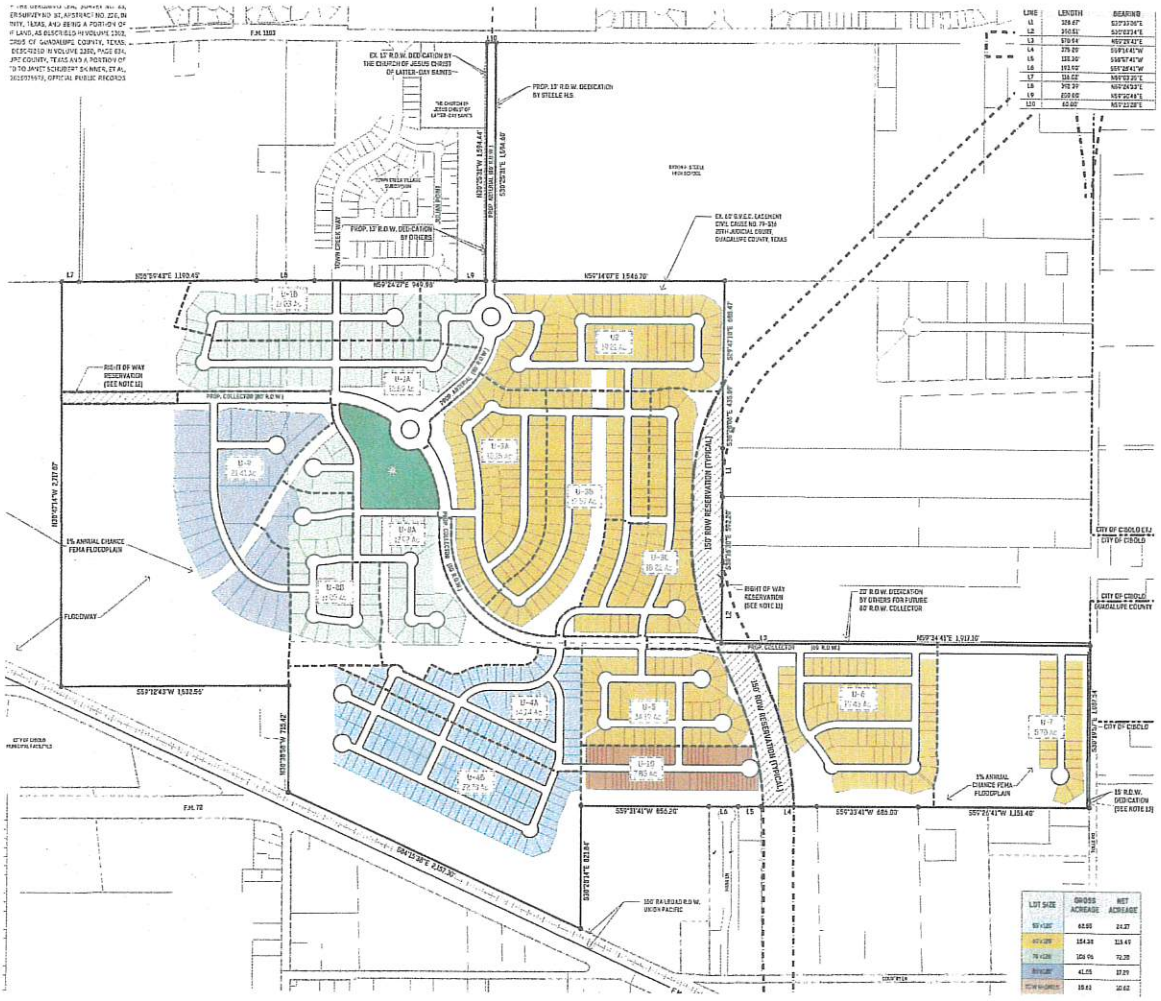


Figure ii Steele Creek Planned Unit Development

C. PRINCIPAL FINDINGS

Trip Generation. Using the Ninth Edition of the ITE *TRIP GENERATION MANUAL* reference, the proposed development is expected to generate trips based the number of residential units. Table i shows the anticipated trip generation for the proposed development.

Table i. Trip Generation for Steele Creek Planned Unit Development

TRIP GENERATION										
ITE Code	Weekday 24 Hour		Weekday AM Peak		Weekday PM Peak		Saturday 24 Hour		Saturday Peak	
210	Single Family Residential – 947 Lots									
Rate / Unit	9.52		0.75		1.00		9.91		0.93	
Trips	9,015		710		947		9,385		881	
% Enter/Exit	50%	50%	25%	75%	63%	37%	50%	50%	54%	46%
# Enter/Exit	4,507	4,508	178	532	597	350	4,693	4,692	476	405
230	Residential Townhouse - 94									
Rate / Unit	5.81		0.44		0.52		5.67		0.47	
Trips	546		41		49		533		44	
% Enter/Exit	50%	50%	17%	83%	67%	33%	50%	50%	54%	46%
# Enter/Exit	273	273	7	34	33	16	266	267	24	20
Total	Total									
Trips	9,561		751		996		9,918		925	
# Enter/Exit	4,780	4,781	185	566	630	366	4,959	4,959	500	425

Source: *ITE Trip Generation Manual, Ninth Edition*

Pass-By and/or Internal Trip Calculations and Reductions. For the purpose of this report, no adjustment is made for pass-by or internal trip calculations.

Identification of Impacts and Mitigation Improvements.
The traffic models, optimizing the traffic signal operations on FM 1103 at Main Street and at Rodeo Way, indicate that during the current morning peak period, the roadway system operates with a level-of-service (LOS) C or better. The westbound Weil Road approach experiences an average delay resulting in a LOS D. The southbound Country Lane approach to FM 78 experiences an average delay resulting in a LOS E.

During the current weekday evening peak, the intersection of FM 1103 and Main Street experiences average delays on the eastbound FM 103 approach and the southbound Cibolo Parkway approach the result in LOS F, also resulting in a LOS F for the overall intersection.

The traffic models for the projected volumes for the year 2023, taking into account the proposed improvements to FM 1103 as far south and west to Rodeo Way, indicate the average delays at the intersection of FM 1103 and Main Street would have more delays. The approaches of Weil Road and Brite Road to FM 1103 would have average delays resulting in LOS F and E, respectively during the evening peak. The Country Lane approach to FM 78 would have average delays resulting in LOS F during both peak periods.

The addition of the Steele Creek traffic would result in increasing the delays on all approaches. The approaches with LOS D, E, and F would have LOS F.

The delays on the Weil Road and Brite Road approaches could be reduced significantly by adding a short right turn lane on these two approaches to FM 1103. These improvements could be accomplished at minimal cost with the FM 1103 improvements (Tables 9 and 10).

The new toll road, proposed to extend south from FM 1103 between Weil Road and Rodeo Way, would be expected to reduce the through traffic on FM 1103 west of the toll road and reduce the traffic on County Lane at FM 78. Tables 11 and 12 indicate the impact of 50% of the through traffic using the toll road on the intersections west of the toll road and south of FM 1103. The intersection of FM 1103 and Main Street would still have average delays resulting on LOS F but with significantly reduced delays. Future improvements to FM 1103 between Main Street and Rodeo Way to provide two through lanes in each direction would significantly improve the level-of-service of the intersection.

New arterial street at FM 1103. The new arterial street at FM 1103 would be expected to have as many as 499 vehicles an hour entering and exiting during the evening period. As a minor arterial street (typically a four-lane divided roadway or a five-lane roadway with a center left turn lane), the roadway would have a capacity of as many as 34,000 vehicles an hour. Initially constructed as a minor collector street (40-foot pavement width with one through lane in each direction and a third lane for turning movements), the roadway would have a capacity of 800 vehicles an hour. The new arterial street at FM 1103 would be constructed as a minor collector from the northwest property line of the development to FM 1103 due to having only 60 feet of right-of-way width, anticipating that adjacent properties would dedicate the additional right-of-way to make the street a minor arterial street. Within the development, the roadway will be constructed as minor arterial street to a round-about, connecting with two major collector streets, although based on anticipated volumes being less than 500 vehicles an hour, minor collector streets would suffice.

The new arterial street at FM 1103 would have a LOS C during both the morning and evening peak periods. The number of anticipated eastbound right turns would warrant a right turn lane; however, the length of the right turn lane would be limited by the spacing between the new street and the church driveway to the west. In addition, due to an existing bar ditch near the edge of pavement on the south side of FM 1103 and an existing sidewalk along the church property, a right turn lane cannot be constructed on FM 1103 within the existing right-of-way. The existing center two-way left turn lane along FM 1103 would accommodate the anticipated left turn demand. The construction of the new arterial street would be expected to include providing a driveway for the adjacent high school and perhaps closing the existing west drive from the school onto FM 1103. The traffic anticipated to be generated by the Steele Creek development would not be sufficient to warrant a traffic signal. However, with the inclusion of the school traffic, a traffic signal may be warranted.

New collector at Tolle Road. The new collector street at Tolle Road would be expected to have as many as 497 vehicles an hour entering and exiting during the evening period. As a major collector street (44-foot pavement width with two lanes in each direction), the roadway would have a capacity of 1,000 vehicles an hour. As a minor collector street (40-foot pavement width with one through lane in each direction and a third lane for turning movements), the roadway would have a capacity of 800 vehicles an hour. The new collector street at Tolle Road would be constructed as a major collector street. Between the proposed 1103 Toll Road and Tolle Road, a

40-foot right-of-way dedication is expected from the adjacent property (as indicated on the master plan). Within the development the collector streets will be constructed as major collectors, although based on anticipated volumes being less than 500 vehicles an hour, minor collector streets would suffice.

The new collector street at Tolle Road would also have a LOS C during the morning and evening peak periods. The anticipated number of right turns from Tolle Road during the evening peak onto the new collector street would warrant a right turn lane. The number of anticipated left turns from Tolle Road onto the collector street during the evening peak would indicate the need for a left turn lane.

C. CONCLUSIONS & RECOMMENDATIONS

The traffic anticipated to be generated by the Steele Creek development can be accommodated by the adjacent roadway system. The proposed improvements to FM 1103 will relieve much of the congestion west of Rodeo Way. The proposed toll road could have significant improvements to the traffic congestion on FM 1103 and Main Street. Right turn lanes on the Weil Road and Brite Road approaches to FM 1103 would reduce delays on these streets at FM 1103 and should be included in the FM 1103 improvements.

The number of anticipated right turns onto the new collector street at FM 1103 would warrant a right turn lane on FM 1103; however, due to an existing bar ditch near the edge of pavement on the south side of FM 1103 and an existing sidewalk along the church property, a right turn lane cannot be constructed on FM 1103 within the existing right-of-way.

A traffic signal at the intersection of the new collector street and FM 1103 is not warranted based on the Steele Creek development generated traffic. However, if the high school connects to the new street, a traffic signal will be needed at the new intersection.

The new collector street at Tolle Road should include both a right turn lane and a left turn lane on Tolle Road approaching the new intersection.

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TRAFFIC IMPACT ANALYSIS
Steele Creek Planned Unit Development
411.584 Acres, FM 1103
Cibolo, Texas

♦ INTRODUCTION

A. Project Description

The Steele Creek Planned Unit Development is to consist of as many as 947 single family homes and 94 townhouses. The development is proposed to be built out in five years. The 412 acres are proposed to be developed in ten phases (units). The development will be served by two streets: an arterial street to access FM 1103 and a collector street to access Tolle Road. A collector street will be stubbed out at the eastern flood plain of Town Creek, right-of-way will be dedicated to the western border of the 412 acres to provide for the potential of a future extension of Schlather Street by others. The development layout is shown in Figure 1.

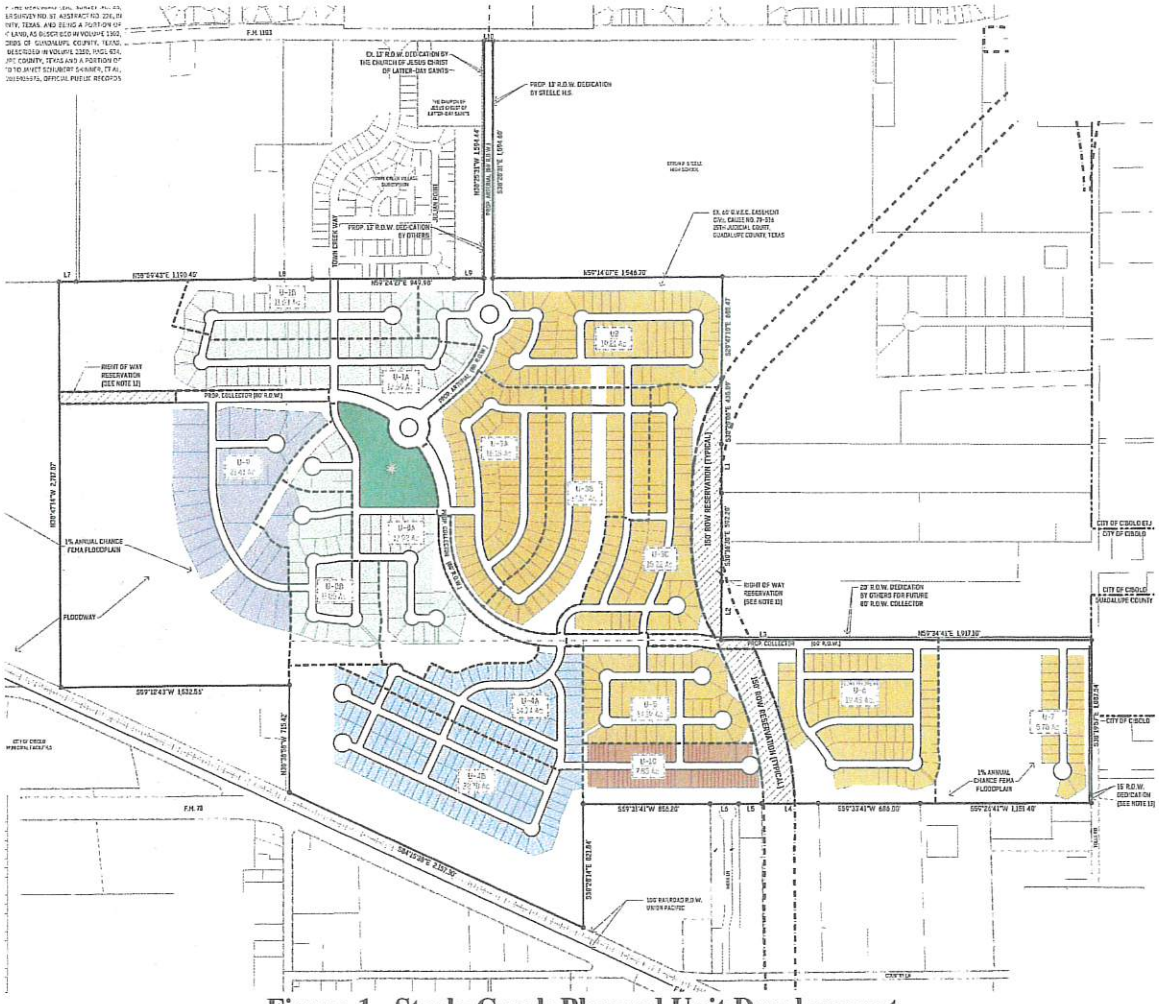
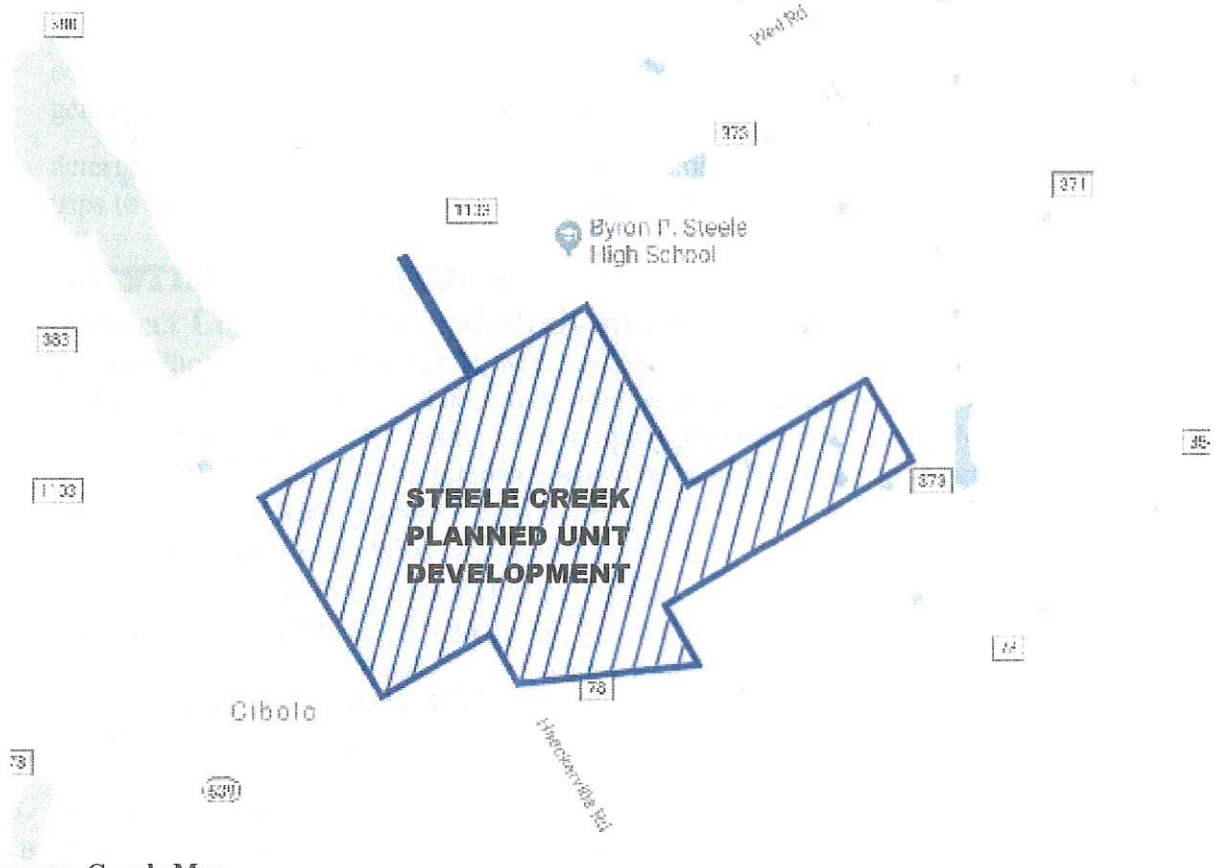


Figure 1. Steele Creek Planned Unit Development

♦ PROJECT LOCATION

The location of the Steele Creek Planned Unit Development is between FM 1103 and the Union Pacific Railroad and between Town Creek and Tolle Road, as shown in Figure 2.



Source: Google Map

Figure 2. Steele Creek Planned Unit Development Location

♦ PURPOSE OF PROJECT

The purpose of this project is to provide as many as 947 single family residential homes and 94 townhouse homes.

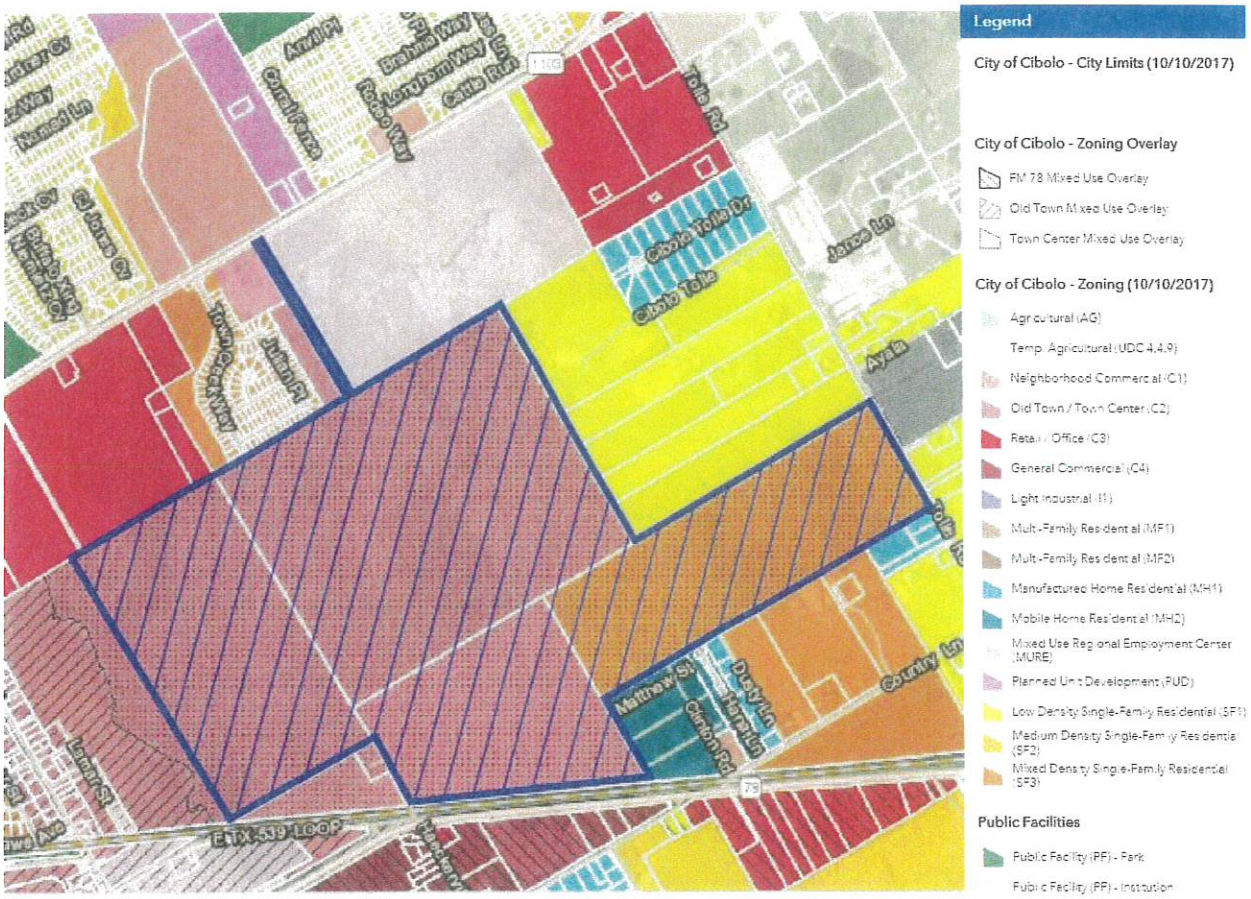
♦ STUDY PROCEDURE

The study procedure to determine the impact of the traffic generated by the proposed residential developments would normally include:

- determine the anticipated trips to be generated by the proposed development,
- determine a reasonable trip distribution of the trips during the peak periods of the development (7:00-8:00 AM weekdays and 5:00-6:00 PM weekdays).
- determine the current levels of service of those intersections to be impacted by the trips generated by the proposed developments,

C. Land Use and Zoning

The property is zoned for residential uses with Town Center Mixed Use Overlay, as indicated in Figure 3



Source: City of Cibolo Zoning Map

Figure 3. Steele Creek Planned Unit Development Zoning

♦ "NO-BUILD" CONDITION

A. Future Roadway/Intersection Improvement Projects

As mentioned, a toll road is planned to extend from FM 1103 to south of FM 78 and would pass through the 412 acres west of Tolle Road.

B. Other Project Traffic

There would not be other project traffic.

♦ TOTAL TRAFFIC CONDITION

A. Phasing Plan

The development of the single family residential development and town house development are anticipated to be completed in five years, by 2023. The subdivision is proposed to be developed in ten phases (units).

B. Project Traffic

i. Trip Generation. Using the Ninth Edition of the ITE *TRIP GENERATION MANUAL* reference, the proposed development is expected to generate trips based the number of residential units. Table 1 shows the anticipated trip generation for the proposed development.

Table 1. Trip Generation for Steele Creek Planned Unit Development

TRIP GENERATION										
ITE Code	Weekday 24 Hour		Weekday AM Peak		Weekday PM Peak		Saturday 24 Hour		Saturday Peak	
210	Single Family Residential – 947 Lots									
Rate / Unit	9.52		0.75		1.00		9.91		0.93	
Trips	9,015		710		947		9,385		881	
% Enter/Exit	50%	50%	25%	75%	63%	37%	50%	50%	54%	46%
# Enter/Exit	4,507	4,508	178	532	597	350	4,693	4,692	476	405
230	Residential Townhouse - 94									
Rate / Unit	5.81		0.44		0.52		5.67		0.47	
Trips	546		41		49		533		44	
% Enter/Exit	50%	50%	17%	83%	67%	33%	50%	50%	54%	46%
# Enter/Exit	273	273	7	34	33	16	266	267	24	20
Total	Total									
Trips	9,561		751		996		9,918		925	
# Enter/Exit	4,780	4,781	185	566	630	366	4,959	4,959	500	425

Source: *ITE Trip Generation Manual, Ninth Edition*

ii. Pass-By and/or Internal Trip Calculations and Reductions. To this report, no adjustment is made for pass-by or internal trip calculations.

iii. Modal Trip Adjustments. To this report, no adjustment is made for modal trip adjustments during the peak hours of operation.

iv. Trip Distribution by Intersection. The trip distributions, by percentage and by volume, at the intersection of the new streets with FM 1103 and with Tolle Road are shown in Exhibits D1 and E1. Exhibits D2 and E2 indicate the trip distribution of the trips at the intersections of FM 1103 with Main Street, Rodeo Way, Weil Road, and Brite Road and the intersection of FM 78 and Country Lane. The directional trip distributions to and from the development on FM 1103 and on Country Lane are based on the directional distribution of the traffic movements observed in recent traffic counts on FM 1103 and on Country Lane [traffic data in Appendix B].

v. Trip Distribution Figure by Land Use. The trip distribution figures by land use are shown in Exhibits D1, D2, E1 and E2.

vi. Trip Assignment by Intersection. The trip assignments by street by percentage and by volume are shown in Exhibits D1, D2, E1, and E2.

vii. Site Generated Peak Hour Entering and Exiting Volume Figure. The development generated peak hour entering and exiting percentage and volume figures are shown in Exhibits D1, D2, E1, and E2, showing the anticipated traffic volumes, by movements of the development generated volumes at the street intersections.

viii. Future Roadway Network ADT and Classification. There are no other future public roadways associated with this project. The proposed toll road is to be constructed by others.

♦ CAPACITY ANALYSIS

TRAFFIC IMPACT ASSESSMENT

In determining the anticipated traffic impact to the surrounding roadway system resulting from the trips to be generated by the proposed development, a microscopic traffic simulation software package is used to evaluate capacity and levels-of-service for each intersection within the study area. The traffic simulation software is used to compare three scenarios:

- existing 2017 volumes
- projected 2023 volumes with 5.75% average annual increase; and
- proposed 2023 volumes with full development.

TRAFFIC SIMULATION ANALYSIS

SYNCHRO microscopic traffic simulation model application was utilized for comparison of the alternative scenarios. The analysis process involved the development of a base model (network with existing conditions), calibration of the base model (validation of traffic conditions), and alternative comparisons to the base model (traffic impact assessment).

Development of the base model involves the creation of a system network, also referred to as the link-node network. The network development inputs include: link-node assignment, traffic control, traffic signalization, roadway geometry, lane assignment, traffic volumes, and turning movements. The calibration of the base model requires the iterative adjustment of the network inputs to simulate existing roadway and traffic conditions. The analysis focused on the weekday morning and evening peak periods of the residential activities on the adjacent roadways.

As a method of assessing the operational impacts along the study roadways associated with the proposed development, two scenarios were considered for evaluation as listed below.

- **Existing 2017 Traffic Volumes**
- **Projected 2023 Traffic Volumes**
- **Proposed 2023 Traffic Volumes with full development**

Table 2. Level-of-Service Criteria for Signalized and Unsignalized Intersections

Level-of-Service (LOS)	Control Delay (seconds/vehicle)		Description
	Signalized Intersections	Unsignalized Intersections	
A	≤10.0	≤10.0	Very low vehicle delay, free traffic flow, good signal progression
B	10.1 to 20.0	10.1 to 15.0	Good signal progression, more vehicle stops and higher delay than LOS A
C	20.1 to 35.0	15.1 to 25.0	Stable traffic flow, fair signal progression, significant number of vehicle stops
D	35.1 to 55.0	25.1 to 35.0	Noticeable traffic congestion, longer delays and unfavorable signal progression
E	55.1 to 80.0	35.1 to 50.0	Limit of acceptable vehicle delay, unstable traffic flow, poor signal progression
F	> 80.0	> 50.0	Unacceptable delay, extremely unstable flow, heavy congestion, traffic exceeds capacity

Source: Highway Capacity Manual, Transportation Research Board, 2000.

TRAFFIC SIMULATION RESULTS AND OBSERVATIONS

The study intersection and driveways were analyzed for the existing weekday morning and evening peak periods (7:00-8:00 AM weekdays and 5:00-6:00 PM weekdays). The individual Level of Service for each approach for each intersection is shown on the Intersection Level of Service Calculation Tables in Appendix C. Table 3 and 4 summarize the level-of-service results by approach with the existing traffic volumes. Tables 5 and 6 summarize the level-of-service results by approach projected for the 2023 projected traffic volumes. Tables 7 and 8 summarize the level-of-service results by approach for the 2023 proposed traffic volumes with the full development.

Table 3. Levels of Service Summary for the Study Area – Weekday Morning Peak Period – Existing (2017)

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Main Street (signalized)	EB FM 1103		WB FM 1103		NB Main Street		SB Cibolo Pkwy		33.9	C
	48.3	D	34.9	C	18.9	B	28.5	C		
FM 1103 & Rodeo Way (signalized)	EB FM 1103		WB FM 1103		NB school drive		SB Rodeo Way		12.6	B
	18.1	B	20.1	C	6.9	A	10.9	B		
FM 1103 & Weil Road (Weil Road stops)	SB FM 1103		NB FM 1103		WB Weil Road				2.6	A
	0.3	A	0.0	A	32.8	D				
FM 1103 & Brite Road (Brite Road stops)	SB FM 1103		NB FM 1103		WB Brite Road				1.0	A
	0.5	A	0.0	A	16.4	C				
FM 78 & Country Lane (Country Lane stops)	EB FM 78		WB FM 78				SB Country Ln		11.6	B
	0.8	A	0.0	A			42.0	E		

Table 4. Levels of Service Summary for the Study Area – Weekday Evening Peak Period – Existing (2017)

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Main Street (signalized)	EB FM 1103		WB FM 1103		NB Main Street		SB Cibolo Pkwy		137.4	F
	140.3	F	32.5	C	21.9	C	248.9	F		
FM 1103 & Rodeo Way (signalized)	EB FM 1103		WB FM 1103		NB school drive		SB Rodeo Way		9.2	A
	20.4	C	20.3	C	7.1	A	5.9	A		
FM 1103 & Weil Road (Weil Road stops)	SB FM 1103		NB FM 1103		WB Weil Road				2.8	A
	0.6	A	0.0	A	32.3	D				
FM 1103 & Brite Road (Brite Road stops)	SB FM 1103		NB FM 1103		WB Brite Road				1.6	F
	0.8	A	0.0	A	20.8	C				
FM 78 & Country Lane (Country Lane stops)	EB FM 78		WB FM 78				SB Country Ln		2.4	A
	1.7	A	0.0	A			23.6	C		

Table 5. Levels of Service Summary for the Study Area – Weekday Morning Peak Period – Projected (2023)

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Main Street (signalized)	EB FM 1103		WB FM 1103		NB Main Street		SB Cibolo Pkwy		72.9	E
	101.3	F	56.3	E	31.6	C	85.5	F		
FM 1103 & Rodeo Way (signalized)	EB FM 1103		WB FM 1103		NB school drive		SB Rodeo Way		22.3	C
	32.6	C	43.4	D	7.9	A	18.4	B		
FM 1103 & Weil Road (Weil Road stops)	SB FM 1103		NB FM 1103		WB Weil Road				3.1	A
	0.3	A	0.0	A	39.1	E				
FM 1103 & Brite Road (Brite Road stops)	SB FM 1103		NB FM 1103		WB Brite Road				1.0	A
	0.6	A	0.0	A	16.0	C				
FM 78 & Country Lane (Country Lane stops)	EB FM 78		WB FM 78				SB Country Ln		15.3	C
	1.1	A	0.0	A			55.7	F		

Table 6. Levels of Service Summary for the Study Area – Weekday Evening Peak Period – Projected (2023)

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Main Street (signalized)	EB FM 1103		WB FM 1103		NB Main Street		SB Cibolo Pkwy		290.9	F
	433.9	F	97.0	F	31.2	C	314.2	F		
FM 1103 & Rodeo Way (signalized)	EB FM 1103		WB FM 1103		NB school drive		SB Rodeo Way		13.4	B
	25.6	C	25.1	C	11.9	B	8.9	A		
FM 1103 & Weil Road (Weil Road stops)	SB FM 1103		NB FM 1103		WB Weil Road				7.5	A
	0.6	A	0.0	A	92.6	F				
FM 1103 & Brite Road (Brite Road stops)	SB FM 1103		NB FM 1103		WB Brite Road				2.5	A
	1.3	A	0.0	A	41.5	E				
FM 78 & Country Lane (Country Lane stops)	EB FM 78		WB FM 78				SB Country Ln		5.1	A
	2.5	A	0.0	A			62.1	F		

Table 7. Levels of Service Summary for the Study Area – Weekday Morning Peak Period – Proposed 2023

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Main Street (signalized)	EB FM 1103		WB FM 1103		NB Main Street		SB Cibolo Pkwy		107.5	F
	134.2	F	84.8	F	35.1	D	137.6	F		
FM 1103 & Rodeo Way (signalized)	EB FM 1103		WB FM 1103		NB school drive		SB Rodeo Way		24.3	C
	27.0	C	40.1	D	9.0	A	22.7	C		
FM 1103 & Weil Road (Weil Road stops)	SB FM 1103		NB FM 1103		WB Weil Road				19.3	C
	0.4	A	0.0	A	190.5	F				
FM 1103 & Brite Road (Brite Road stops)	SB FM 1103		NB FM 1103		WB Brite Road				2.0	A
	0.8	A	0.0	A	29.8	D				
FM 78 & Country Lane (Country Lane stops)	EB FM 78		WB FM 78				SB Country Ln		73.6	F
	1.6	A	0.0	A			212.5	F		
FM 1103 & new arterial (arterial stops)	EB FM 1103		WB FM 1103		NB arterial				6.5	A
	0.0	A	2.0	A	19.1	C				
Tolle Road & new collector (collector stops)	SB Tolle Road		NB Tolle Road				EB collector		6.8	A
	0.0	A	2.8	A			18.4	C		

Table 8. Levels of Service Summary for the Study Area – Weekday Evening Peak Period – Proposed 2023

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Main Street (signalized)	EB FM 1103		WB FM 1103		NB Main Street		SB Cibolo Pkwy		387.9	F
	520.8	F	109.5	F	34.3	C	501.8	F		
FM 1103 & Rodeo Way (signalized)	EB FM 1103		WB FM 1103		NB school drive		SB Rodeo Way		33.0	C
	10.8	B	11.6	B	58.2	E	20.1	C		
FM 1103 & Weil Road (Weil Road stops)	SB FM 1103		NB FM 1103		WB Weil Road				76.0	F
	1.0	A	0.0	A	837.9	F				
FM 1103 & Brite Road (Brite Road stops)	SB FM 1103		NB FM 1103		WB Brite Road				22.6	C
	2.4	A	0.0	A	339.8	F				
FM 78 & Country Lane (Country Lane stops)	EB FM 78		WB FM 78				SB Country Ln		41.2	E
	4.1	A	0.0	A			469.9	F		
FM 1103 & new arterial (arterial stops)	EB FM 1103		WB FM 1103		NB arterial				3.8	A
	0.0	A	2.4	A	17.1	C				
Tolle Road & new collector (collector stops)	SB Tolle Road		NB Tolle Road				EB collector		6.8	A
	0.0	A	3.5	A			23.6	C		

Table 9. Levels of Service Summary for the Study Area – Weekday Morning Peak Period – Proposed 2023 with right turn lanes at Weil Road and Brite Road

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Weil Road (Weil Road stops)	SB FM 1103		NB FM 1103		WB Weil Road				13.0	C
	0.4	A	0.0	A	127.9	F				
FM 1103 & Brite Road (Brite Road stops)	SB FM 1103		NB FM 1103		WB Brite Road				1.5	A
	0.8	A	0.0	A	19.5	C				

Table 10. Levels of Service Summary for the Study Area – Weekday Evening Peak Period – Proposed 2023 with right turn lanes at Weil Road and Brite Road

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Weil Road (Weil Road stops)	SB FM 1103		NB FM 1103		WB Weil Road				24.6	C
	1.0	A	0.0	A	267.6	F				
FM 1103 & Brite Road (Brite Road stops)	SB FM 1103		NB FM 1103		WB Brite Road				6.8	A
	2.4	A	0.0	A	90.6	F				

Table 11. Levels of Service Summary for the Study Area – Weekday Morning Peak Period – Proposed 2023 with 50% toll road impact

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Main Street (signalized)	EB FM 1103		WB FM 1103		NB Main Street		SB Cibolo Pkwy		42.9	D
	63.2	E	45.4	D	18.2	B	38.6	D		
FM 1103 & Rodeo Way (signalized)	EB FM 1103		WB FM 1103		NB school drive		SB Rodeo Way		24.3	C
	27.0	C	40.1	D	9.0	A	22.7	C		
FM 78 & Country Lane (Country Lane stops)	EB FM 78		WB FM 78				SB Country Ln		15.5	C
	1.6	A	0.0	A			58.3	F		
FM 1103 & new arterial (arterial stops)	EB FM 1103		WB FM 1103		NB arterial				6.5	A
	0.0	A	2.0	A	19.1	C				
Tolle Road & new collector (collector stops)	SB Tolle Road		NB Tolle Road				EB collector		7.3	A
	0.0	A	2.8	A			19.9	C		

Table 12. Levels of Service Summary for the Study Area – Weekday Evening Peak Period – Proposed 2023 with 50% toll road impact

Intersection	Intersection Approaches								Average	
	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS	Control Delay (Sec)	LOS
FM 1103 & Main Street (signalized)	EB FM 1103		WB FM 1103		NB Main Street		SB Cibolo Pkwy		141.5	F
	185.8	F	57.1	E	13.5	B	157.5	F		
FM 1103 & Rodeo Way (signalized)	EB FM 1103		WB FM 1103		NB school drive		SB Rodeo Way		33.0	C
	10.8	B	11.6	B	58.2	E	20.1	C		
FM 78 & Country Lane (Country Lane stops)	EB FM 78		WB FM 78				SB Country Ln		7.5	A
	2.8	A	0.0	A			98.7	F		
FM 1103 & new arterial (arterial stops)	EB FM 1103		WB FM 1103		NB arterial				3.8	A
	0.0	A	2.4	A	17.1	C				
Tolle Road & new collector (collector stops)	SB Tolle Road		NB Tolle Road				EB collector		6.8	A
	0.0	A	3.5	A			23.6	C		

♦ IDENTIFICATION OF IMPACTS & MITIGATION IMPROVEMENTS

The traffic models, optimizing the traffic signal operations on FM 1103 at Main Street and at Rodeo Way, indicate that during the current morning peak period, the roadway system operates with a level-of-service (LOS) C or better. The westbound Weil Road approach experiences an average delay resulting in a LOS D. The southbound Country Lane approach to FM 78 experiences an average delay resulting in a LOS E.

During the current weekday evening peak, the intersection of FM 1103 and Main Street experiences average delays on the eastbound FM 103 approach and the southbound Cibolo Parkway approach the result in LOS F, also resulting in a LOS F for the overall intersection.

The traffic models for the projected volumes for the year 2023, taking into account the proposed improvements to FM 1103 as far south and west to Rodeo Way, indicate the average delays at the intersection of FM 1103 and Main Street would have more delays. The approaches of Weil Road and Brite Road to FM 1103 would have average delays resulting in LOS F and E, respectively during the evening peak. The Country Lane approach to FM 78 would have average delays resulting in LOS F during both peak periods.

The addition of the Steele Creek traffic would result in increasing the delays on all approaches. The approaches with LOS D, E, and F would have LOS F.

The delays on the Weil Road and Brite Road approaches could be reduced significantly by adding a short right turn lane on these two approaches to FM 1103. These improvements could be accomplished at minimal cost with the FM 1103 improvements (Tables 9 and 10).

The new toll road, proposed to extend south from FM 1103 between Weil Road and Rodeo Way, would be expected to reduce the through traffic on FM 1103 west of the toll road and reduce the traffic on County Lane at FM 78. Tables 11 and 12 indicate the impact of 50% of the through traffic using the toll road on the intersections west of the toll road and south of FM 1103. The intersection of FM 1103 and Main Street would still have average delays resulting on LOS F but with significantly reduced delays. Future improvements to FM 1103 between Main Street and Rodeo Way to provide two through lanes in each direction would significantly improve the level-of-service of the intersection.

New arterial street at FM 1103. The new arterial street at FM 1103 would be expected to have as many as 499 vehicles an hour entering and exiting during the evening period. As a minor arterial street (typically a four-lane divided roadway or a five-lane roadway with a center left turn lane), the roadway would have a capacity of as many as 34,000 vehicles an hour. Initially constructed as a minor collector street (40-foot pavement width with one through lane in each direction and a third lane for turning movements), the roadway would have a capacity of 800 vehicles an hour. The new arterial street at FM 1103 would be constructed as a minor collector from the northwest property line of the development to FM 1103 due to having only 60 feet of right-of-way width, anticipating that adjacent properties would dedicate the additional right-of-way to make the street a minor arterial street. Within the development, the roadway will be constructed as minor arterial street to a round-about, connecting with two major collector streets, although based on anticipated volumes being less than 500 vehicles an hour, minor collector streets would suffice.

The new arterial street at FM 1103 would have a LOS C during both the morning and evening peak periods. The number of anticipated eastbound right turns would warrant a right turn lane; however, the length of the right turn lane would be limited by the spacing between the new street and the church driveway to the west. In addition, due to an existing bar ditch near the edge of pavement on the south side of FM 1103 and an existing sidewalk along the church property, a right turn lane cannot be constructed on FM 1103 within the existing right-of-way. The existing center two-way left turn lane along FM 1103 would accommodate the anticipated left turn demand. The construction of the new arterial street would be expected to include providing a driveway for the adjacent high school and perhaps closing the existing west drive from the school onto FM 1103. The traffic anticipated to be generated by the Steele Creek development would not be sufficient to warrant a traffic signal. However, with the inclusion of the school traffic, a traffic signal may be warranted.

New collector at Tolle Road. The new collector street at Tolle Road would be expected to have as many as 497 vehicles an hour entering and exiting during the evening period. As a major collector street (44-foot pavement width with two lanes in each direction), the roadway would have a capacity of 1,000 vehicles an hour. As a minor collector street (40-foot pavement width with one through lane in each direction and a third lane for turning movements), the roadway would have a capacity of 800 vehicles an hour. The new collector street at Tolle Road would be constructed as a major collector street. Between the proposed 1103 Toll Road and Tolle Road, a 40-foot right-of-way dedication is expected from the adjacent property (as indicated on the master plan). Within the development the collector streets will be constructed as major collectors, although based on anticipated volumes being less than 500 vehicles an hour, minor collector streets would suffice.

The new collector street at Tolle Road would also have a LOS C during the morning and evening peak periods. The anticipated number of right turns from Tolle Road during the evening peak onto the new collector street would warrant a right turn lane. The number of anticipated left turns from Tolle Road onto the collector street during the evening peak would indicate the need for a left turn lane.

♦ CONCLUSIONS & RECOMMENDATIONS

The traffic anticipated to be generated by the Steele Creek development can be accommodated by the adjacent roadway system. The proposed improvements to FM 1103 will relieve much of the congestion west of Rodeo Way. The proposed toll road could have significant improvements to the traffic congestion on FM 1103 and Main Street. Right turn lanes on the Weil Road and Brite Road approaches to FM 1103 would reduce delays on these streets at FM 1103 and should be included in the FM 1103 improvements.

The number of anticipated right turns onto the new collector street at FM 1103 would warrant a right turn lane on FM 1103; however, due to an existing bar ditch near the edge of pavement on the south side of FM 1103 and an existing sidewalk along the church property, a right turn lane cannot be constructed on FM 1103 within the existing right-of-way.

A traffic signal at the intersection of the new collector street and FM 1103 is not warranted based on the Steele Creek development generated traffic. However, if the high school connects to the new street, a traffic signal will be needed at the new intersection.

The new collector street at Tolle Road should include both a right turn lane and a left turn lane on Tolle Road approaching the new intersection.

Prepared by:

Joe F. Nix, P.E., P.T.O.E.
CEC Tex Firm No. F-2274

ATTACHMENT C
Photos

FM 1103 AT KNIGHTS CROSSING

KNIGHTS CROSSING

FM 1103

NORTHBOUND

EASTBOUND

WESTBOUND

SOUTHBOUND

MAIN STREET AT NORTH STREET

TOLLE ROAD

LANCE CROSSING

NORTHBOUND

EASTBOUND

WESTBOUND

SOUTHBOUND

STEELE CREEK SUBDIVISION LAND STUDY

STORMWATER MANAGEMENT PLAN

PREPARED FOR:

CONTINENTAL HOMES OF TEXAS, L.P.
211 N. 1604 LOOP E., STE. 130
SAN ANTONIO, TX 78232

M.W. CUDE ENGINEERS, L.L.C 4122 Pond Hill Road, Suite 101 San Antonio, Texas 78231 210.681.2951 (tel) 210.523.7112 (fax)
TBPE FIRM #455 TBPLS No. 10048500

May 24, 2018

City of Cibolo
P.O. Box 826
200 S. Main St.
Cibolo, TX 78108

RE: Steele Creek Subdivision Land Study
Stormwater Management Plan

To Whom It May Concern:

This report for drainage analysis of the Steele Creek Subdivision land study was prepared under my supervision in accordance with provisions of the Cibolo Drainage Design Guidelines for the owners of the property.

If you have any questions regarding the drainage design, hydrology, hydraulics, or regarding this submittal please contact Mr. Patrick Murphy, P.E., CFM (wmurphy@cudeengineers.com) for more detailed assistance.

Sincerely,

Patrick Murphy, P.E., CFM
Senior Project Manager

STORMWATER MANAGEMENT PLAN
FOR
Steele Creek Subdivision Land Study

PROJECT SCOPE:

The proposed development encompasses 411.58 platted acres located north of F.M. 78 and south of F.M. 1103, east of Town Creek in the City of Cibolo, Guadalupe County, Texas (Mapsco Grid number 522-D7). This development will consist of the construction of single family homes, street infrastructure, drainage facilities, and utility infrastructure. The stormwater runoff generated by this site will be conveyed to Town Creek, Town Creek East Tributary No. 1, and Town Creek Tributary 3.

SITE PARAMETERS:

- Subdivision Name: **Steele Creek Subdivision**
- Plat Acreage: **411.58 Acres**

JURISDICTIONAL AUTHORITY:

- This property is **not** located within the limits of the Edwards Aquifer Recharge Zone per the latest maps published by the Texas Commission on Environmental Quality.
- This property **is** located adjacent to a FEMA Floodplain.
- This property lies within the watershed of Upper Cibolo Creek.
- This property is depicted on Flood Insurance Rate Map, Panel Number 48187C 0230 F and Flood Insurance Rate Map, Panel Number 48187C 0240 F, revision dated November 2, 2007.
- This property is located on the Marion USGS Quadrangle Map.
- This site is to be developed as a multiple unit single family residential subdivision. The zoning of this tract is SF1, SF2, and SF3.

ON-SITE DRAINAGE ANALYSIS METHODOLOGY:

In an effort to accurately analyze the drainage conditions for the Steele Creek Subdivision, storm water runoff for the various areas of this site and upgradient sites had to be computed. The storm water emanating from this site will be conveyed directly into Town Creek, Town Creek East Tributary No. 1, and Town Creek Tributary 3.

To compute the hydrology for this site, we utilized the Rational Method as a preliminary drainage analysis tool. Per the requirements of the City of Cibolo, the Soil Conservation Service (SCS) hydrology method is to be used for any drainage sheds greater than or equal to 50 acres. As this is a preliminary analysis, the Rational Method was used to analyze all on-site drainage areas. A more detailed analysis including SCS hydrology calculations for drainage areas greater than or equal to 50 acres will be provided at the time of preliminary plat and construction plan submittals to the City of Cibolo. The Rational Method was chosen because of the ease of use and drainage area size. Also, as this is a preliminary drainage analysis, the time of concentrations for each drainage area were set to

20 minutes for each drainage area. Actual time of concentrations for each drainage area will be computed during the detailed drainage analysis associated with preliminary plat and construction plan submittal.

The runoff coefficient (C-value) was found using the 2015 City of Cibolo Unified Development Code, Part B 2013 Storm water Design Guidelines (last updated in February 24, 2015), Tables C-2 & C-3, as a reference. For the existing conditions, a C-value of 0.40 was used for pasture/unimproved land with slopes varying from 2 to 7%. For the proposed development, a C-value of 0.55 was used for single family residential areas with lot sizes between 7,000 and 10,000 sq. ft. and slopes ranging from 2 to 7%. These values were used to calculate a composite C-value for each drainage area for existing, proposed, and ultimate conditions. A runoff coefficient value exhibit for existing, proposed, and ultimate conditions can be found in this report.

The rainfall intensities were obtained from the Unified Development Code, Part B 2013 Cibolo Storm Water Design Criteria Table C-1. The previously calculated time of concentration and C-values were used in the chart to determine the rainfall intensities for the 5, 10, 25, and 100-year storm events.

Sizing calculations for some of the larger drainage channels and the proposed culvert to be installed across Town Creek Tributary 3 are provided in this report to confirm maintenance access to these drainage channels can be provided as well as confirmation that the proposed culvert across Town Creek Tributary 3 will provide unflooded access to the site.

FLOODPLAIN ANALYSIS METHODOLOGY:

In order to confirm the limits of the floodplain within Steele Creek, an HEC-HMS model was obtained from the City of Cibolo for the Town Creek and Town Creek East Tributary No. 1 watersheds. An HEC-HMS model was not available for Town Creek Tributary 3. Also, HEC-RAS models for all 3 water sheds were obtained from the City of Cibolo. For the sake of this preliminary analysis, the flows from the HEC-HMS model for Town Creek and Town Creek East Tributary No. 1 were utilized for this floodplain analysis. The flows contained in the HEC-RAS model for Town Creek Tributary 3 was used for the sake of the floodplain analysis for Town Creek Tributary 3. A more details analysis of the hydrology associated with these floodplains and how they relate to the proposed site will be provided at the time of platting of the first units directly adjacent to these floodplains. Also, a 2-dimension model was performed on each floodplain as well. The HEC-RAS models and 2-D models are being provided on a disk as an appendix to this report.

DETENTION FACILITIES:

Per the request of Mr. Rudolph Klein, P.E., the City Engineer for the City of Cibolo, detention is not being proposed for areas draining to Town Creek and Town Creek East Tributary No. 1 due to concerns regarding the timing of the release of the storm water run-off for the subdivision versus the timing of the peak in Town Creek. Detention is being proposed for areas draining to the Town Creek Tributary 3 as the time of concentration for the that tributary is significantly shorter than Town Creek and timing of the peak flow should occur sooner during a rainfall event. A preliminary detention analysis for all sheds is being provided whether detention is being proposed or not as a part of this report for comparison's sake. An HEC-HMS model for this detention pond sizing is being provided on

the disk mentioned above in the floodplain analysis methodology section as well as hydrographs showing computed detention volumes.

DETENTION ANALYSIS:

Watershed 1 (drainage area 80)
Pre-Project 100-year Q = 66.5 cfs
Developed 100-year Q = 92 cfs
Approximate Detention volume = 3 ac-ft

Watershed 2 (drainage area 74)
Pre-Project 100-year Q = 256.7 cfs
Developed 100-year Q = 299.8 cfs
Approximate Detention volume = 12 ac-ft

Watershed 3 (Town Creek)
Pre-Project 100-year Q = 943.7 cfs
Developed 100-year Q = 1,168.1 cfs
Approximate Detention volume = 47 ac-ft (without considering timing of peak in creek)

- Peak flow in creek increases from 13,869.2 cfs to 14,025.1 cfs

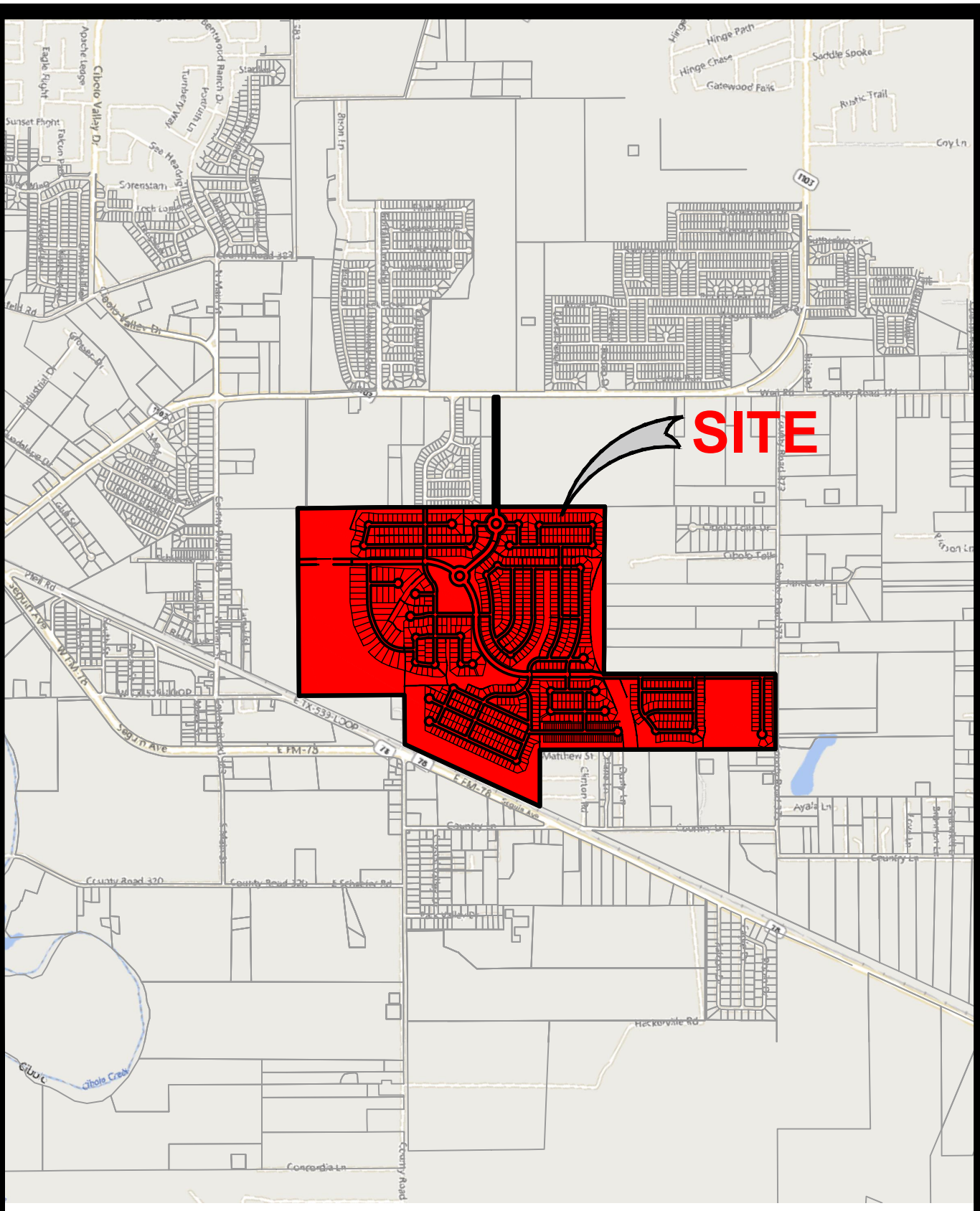
Approximate Detention volume = 83 ac-ft (to avoid increase of peak flow in creek)

- Peak flow in creek reduces from 13,869.2 cfs to 13,856.1. cfs

ATTACHMENTS:

- Location Map
- USGS Quadrangle Map – Area View
- USGS Quadrangle Map – Site View
- Aerial Photograph – Area View
- Aerial Photograph – Site View
- Flood Insurance Rate Map – Area View
- Flood Insurance Rate Map – Site View
- FEMA FIRM Panel No. 48187C 0230 F
- FEMA FIRM Panel No. 48187C 0240 F
- Steele Creek Subdivision Master Drainage & Grading Plan (Preliminary)
- Preliminary culvert sizing - Town Creek Tributary 3 culvert
- Preliminary channel cross-section computations
- Preliminary Detention sizing computations
- CD containing HEC-RAS, 2-D and HEC-HMS models

*Note: The detention analysis for the Town Creek and Town Creek East Tributary No. 1 water sheds is being provided for reference only. It is not an indication of the developer's intent to provide storm water detention for those water sheds.



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FIRM #455

STEELE CREEK SUBDIVISION LAND STUDY

SCALE: 1" = 2,000'

SITE LOCATION MAP

DATE: 05-25-2018

JOB NO.: 02907.300

REPRODUCTION OF THE ORIGINAL SIGNED AND SEALED PLAN AND/OR ELECTRONIC MEDIA MAY HAVE BEEN INADVERTENTLY ALTERED. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE SCALE OF THE DOCUMENT AND CONTACTING CUDE ENGINEERS TO VERIFY DISCREPANCIES PRIOR TO CONSTRUCTION.

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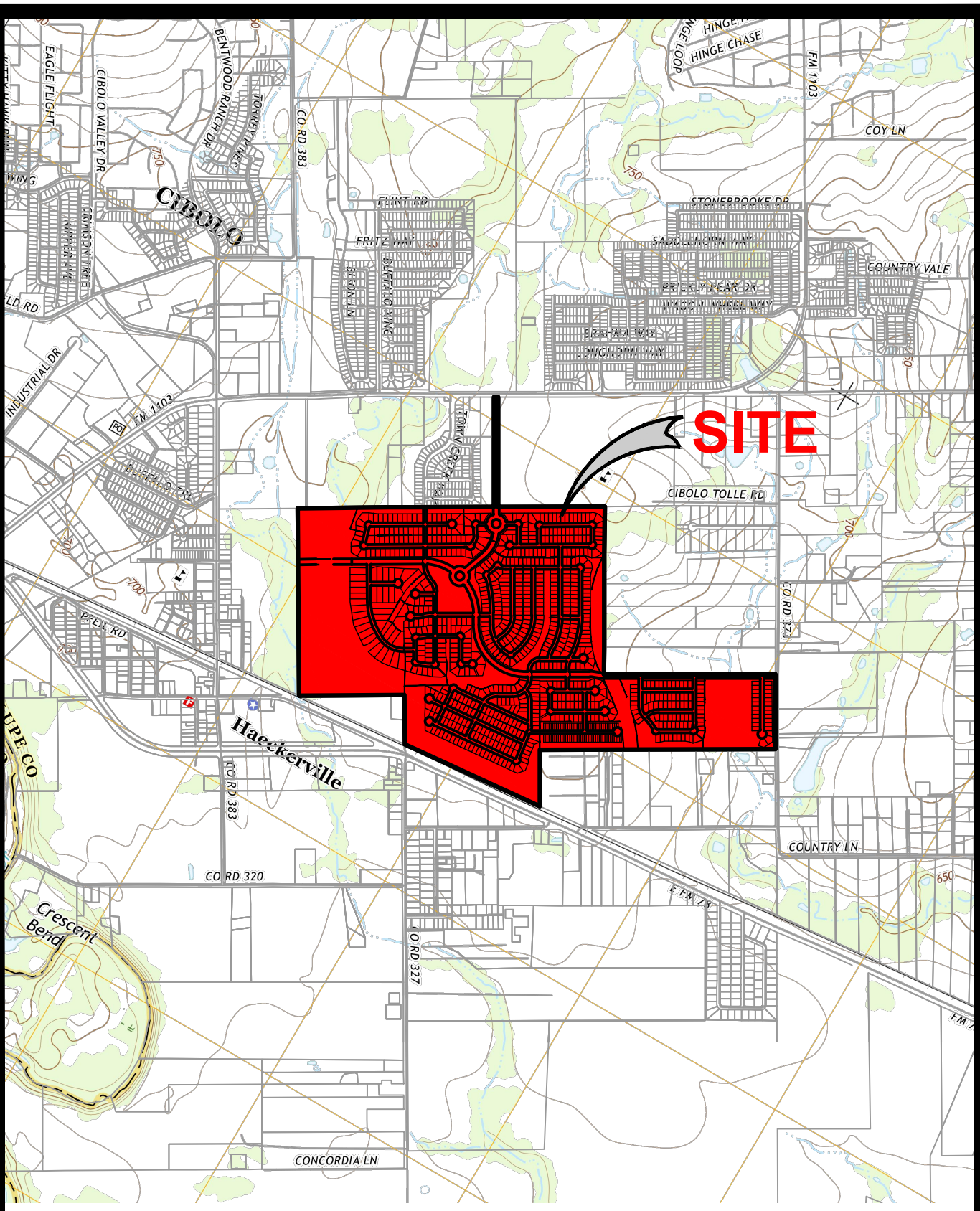

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STEELE CREEK SUBDIVISION
LAND STUDY

SCALE: 1" = 2000'

U.S.G.S. QUAD MAP
(AREA VIEW)

DATE: 05-25-2018 **JOB NO.:** 02907.300

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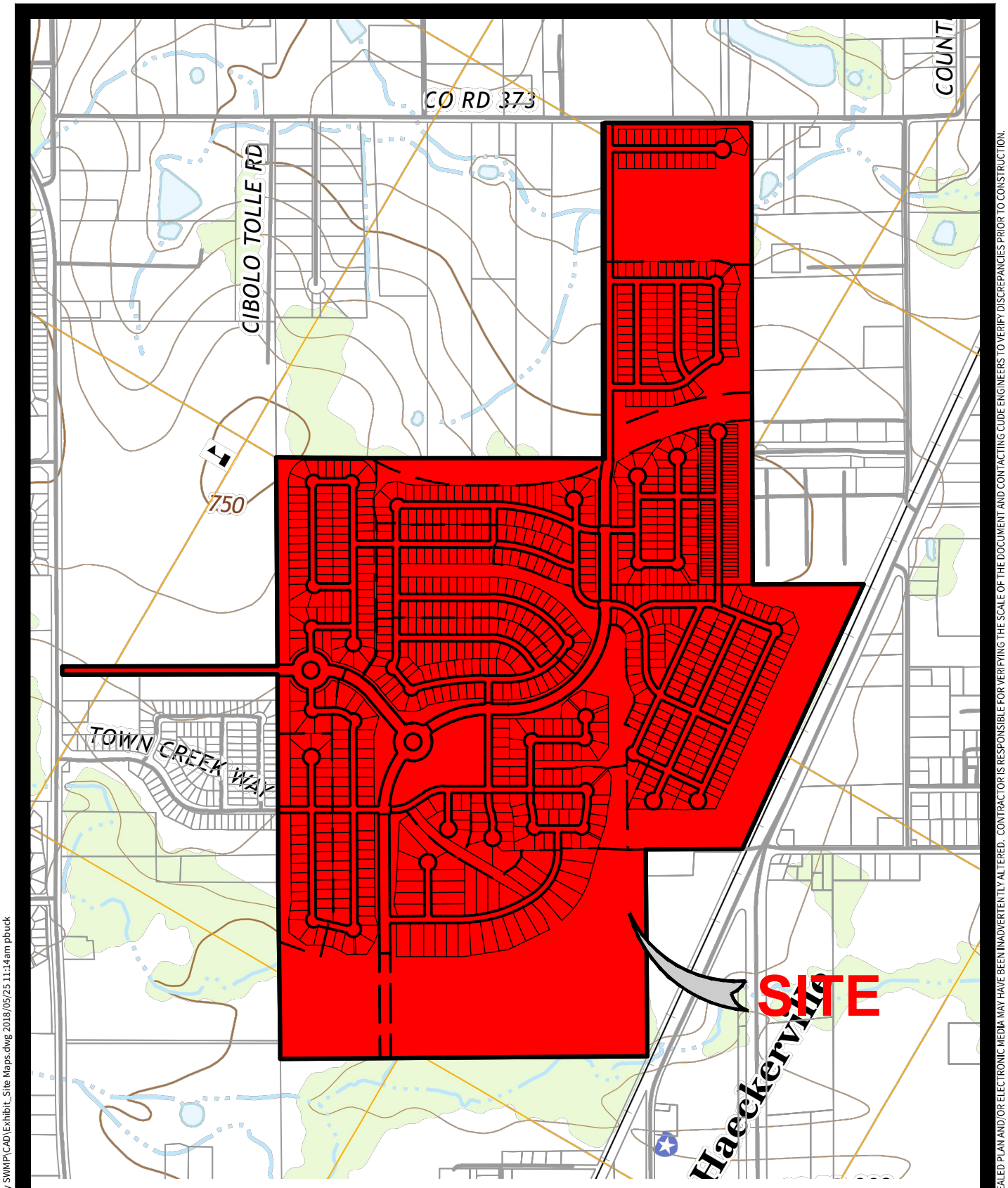

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STEELE CREEK SUBDIVISION
LAND STUDY

SCALE: 1" = 1000'

U.S.G.S. QUAD MAP
(SITE VIEW)

DATE: 05-25-2018 **JOB NO.:** 02907.300

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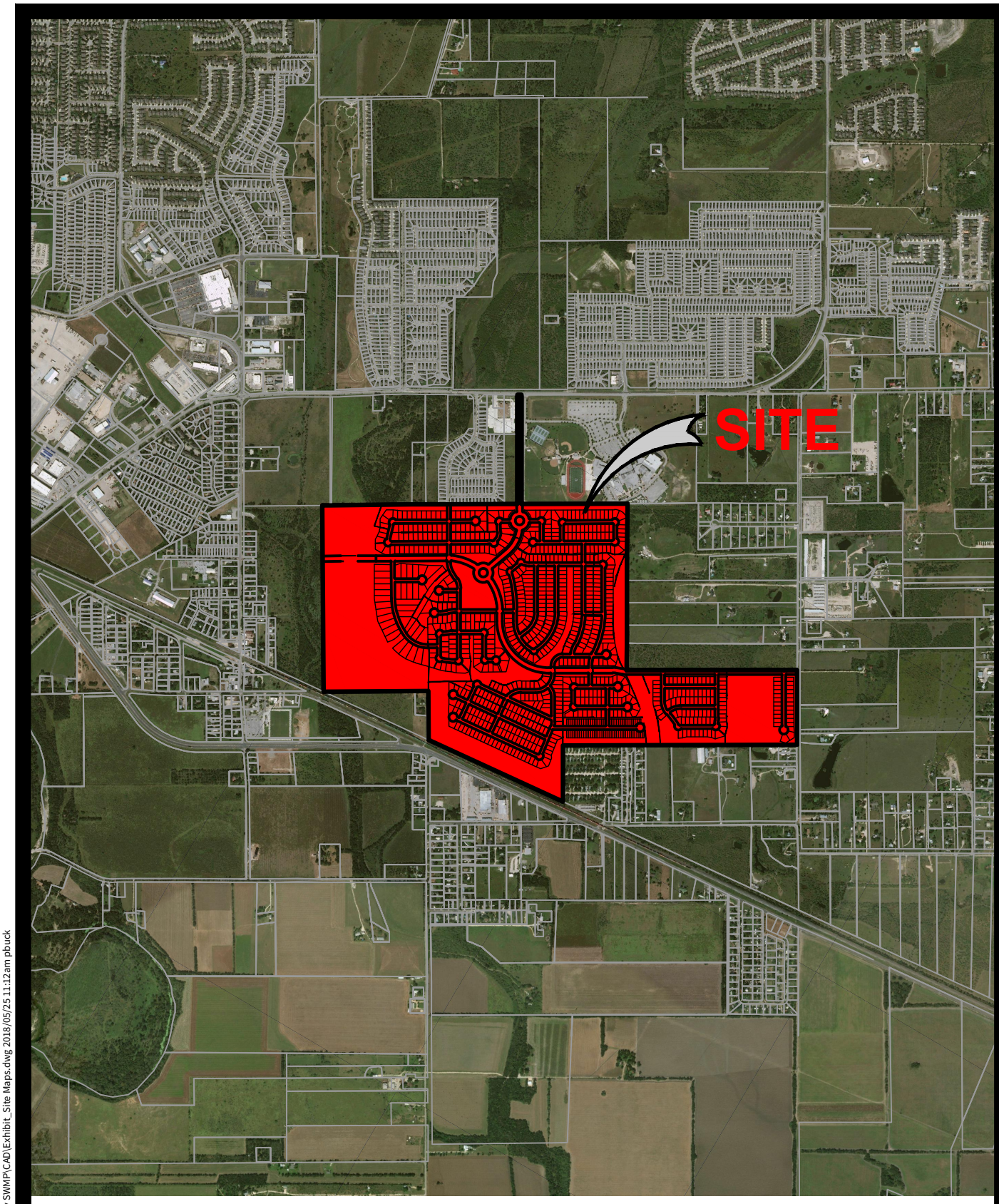

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STEELE CREEK SUBDIVISION
LAND STUDY

SCALE: 1" = 2000'

2012 AERIAL PHOTOGRAPH
(AREA VIEW)

DATE: 05-25-2018 **JOB NO.:** 02907.300

REPRODUCTION OF THE ORIGINAL SIGNED AND SEALED PLAN AND/OR ELECTRONIC MEDIA MAY HAVE BEEN INADVERTENTLY ALTERED. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE SCALE OF THE DOCUMENT AND CONTACTING CUDE ENGINEERS TO VERIFY DISCREPANCIES PRIOR TO CONSTRUCTION.

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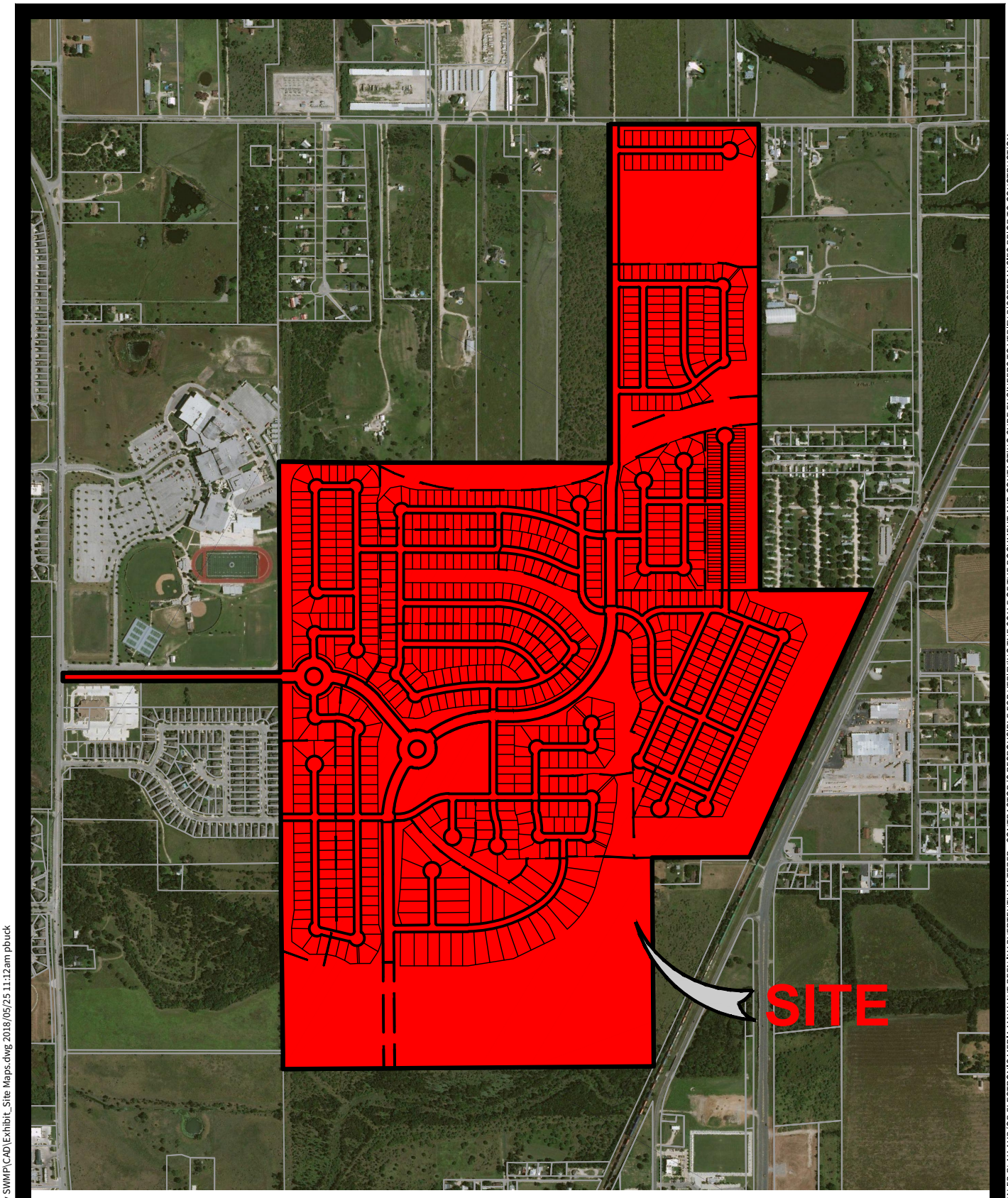

CUDE ENGINEERS
4122 POND HILL RD. • SUITE 101
SAN ANTONIO, TEXAS 78231
TEL 210.681.2951 • FAX 210.523.7112
WWW.CUDEENGINEERS.COM
TBPE REGISTERED ENGINEERING
FIRM #455

STEELE CREEK SUBDIVISION
LAND STUDY

SCALE: 1" = 1000'

2012 AERIAL PHOTOGRAPH
(SITE VIEW)

DATE: 05-25-2018

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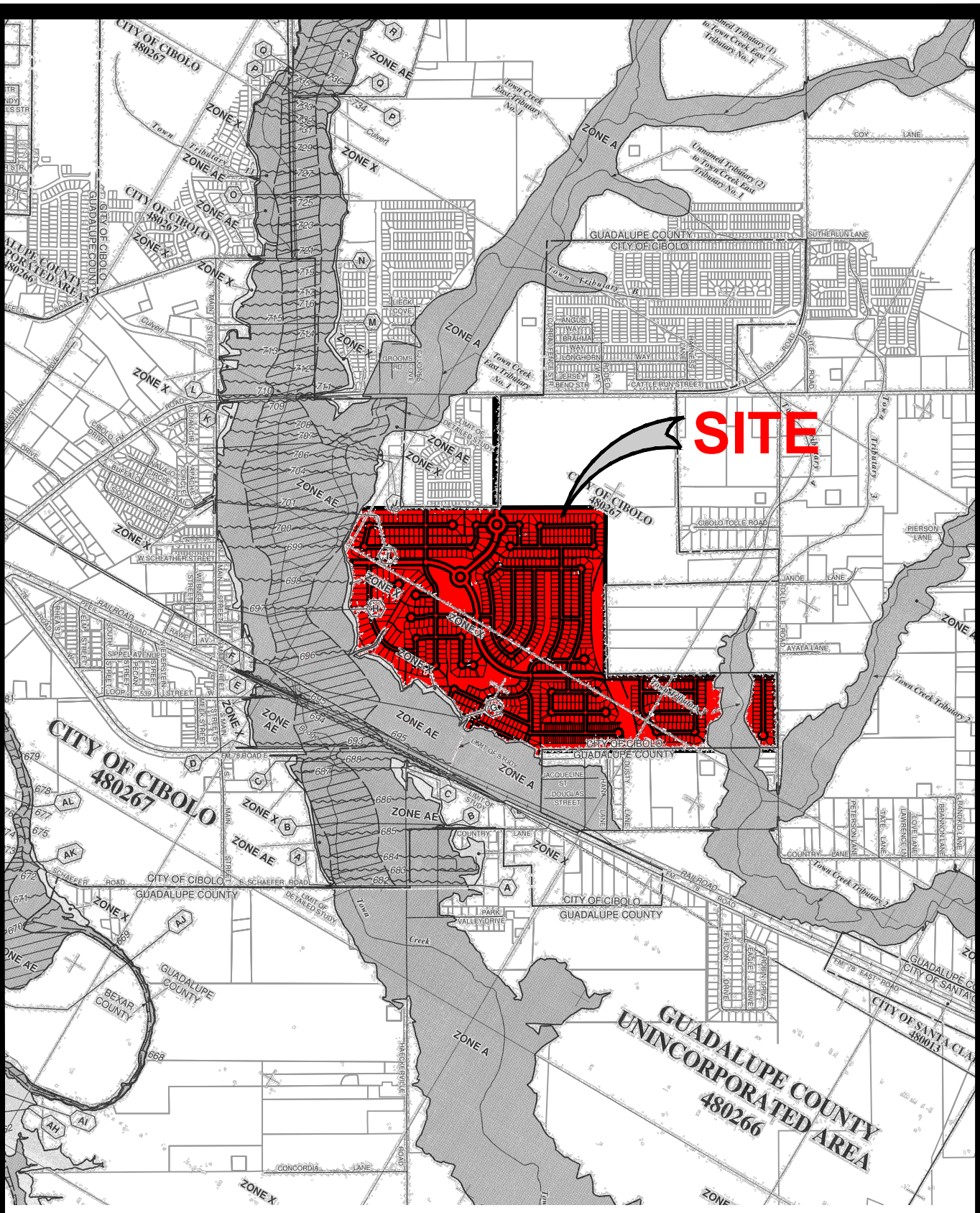

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STEELE CREEK SUBDIVISION
LAND STUDY

SCALE: 1" = 2000'

FLOOD INSURANCE RATE MAP
(AREA VIEW)

DATE: 05-25-2018

JOB NO.: 02907.300

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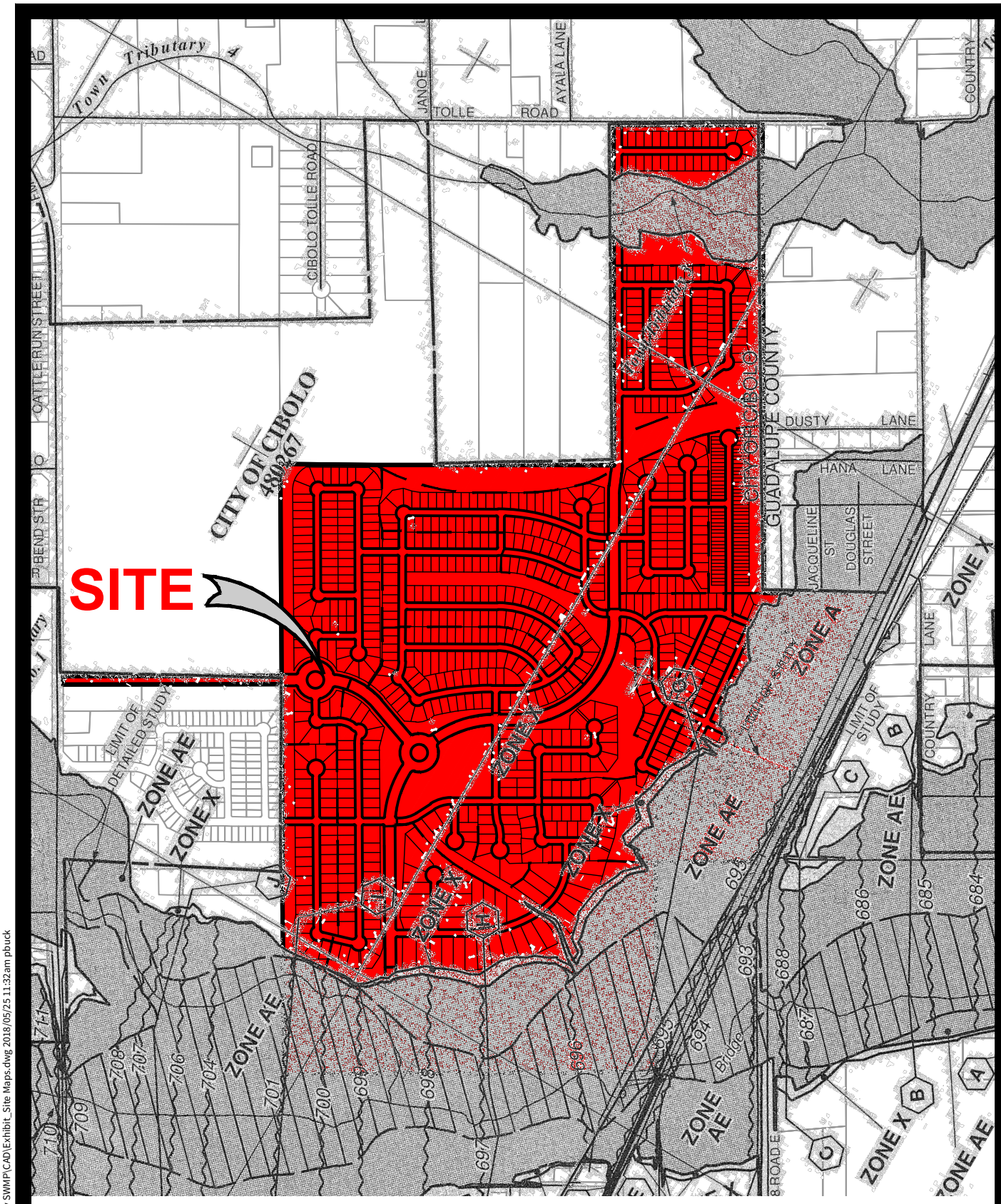

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STEELE CREEK SUBDIVISION
LAND STUDY

SCALE: 1" = 1000'

FLOOD INSURANCE RATE MAP
(SITE VIEW)

DATE: 05-25-2018 **JOB NO.:** 02907.300

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P:\02907\300\1-Documents\Booklets\Land study SWMP\CAD\Exhibit_Site Maps.dwg 2018/05/25 11:32am pbuck

NOTES TO USERS

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Flood elevations on this map are referenced to the North American Vertical Datum of 1988. These flood elevations must be compared to structure and ground elevations referenced to the same **vertical datum.** For information regarding conversion between the National Geodetic Vertical Datum of 1929 and the North American Vertical Datum of 1988, visit the National Geodetic Survey website at http://www.ngs.noaa.gov/ or contact the National Geodetic Survey at the following address:

NGS Information Services
NOAA, N/NGS12
National Geodetic Survey
SSMC–3, #9202
1315 East–West Highway
Silver Spring, MD 20910–3282

To obtain current elevation, description, and/or location information for **bench marks** shown on this map, please contact the Information Services Branch of the National Geodetic Survey at **(301) 713–3242,** or visit its website at http://www.ngs.noaa.gov/.

Base map information shown on this FIRM was provided in digital format by Bexar Metro 911. This information was photogrammetrically compiled at a scale of at least 1:24,000 from aerial photography dated September 2004.

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Contact the **FEMA Map Service Center** at 1–800–358–9616 for information on available products associated with this FIRM. Available products may include previously issued Letters of Map Change, *a Flood Insurance Study report,* and/or digital versions of this map. The FEMA Map Service Center may also be reached by Fax at 1–800–358–9620 and its website at http://www.msc.fema.gov/.

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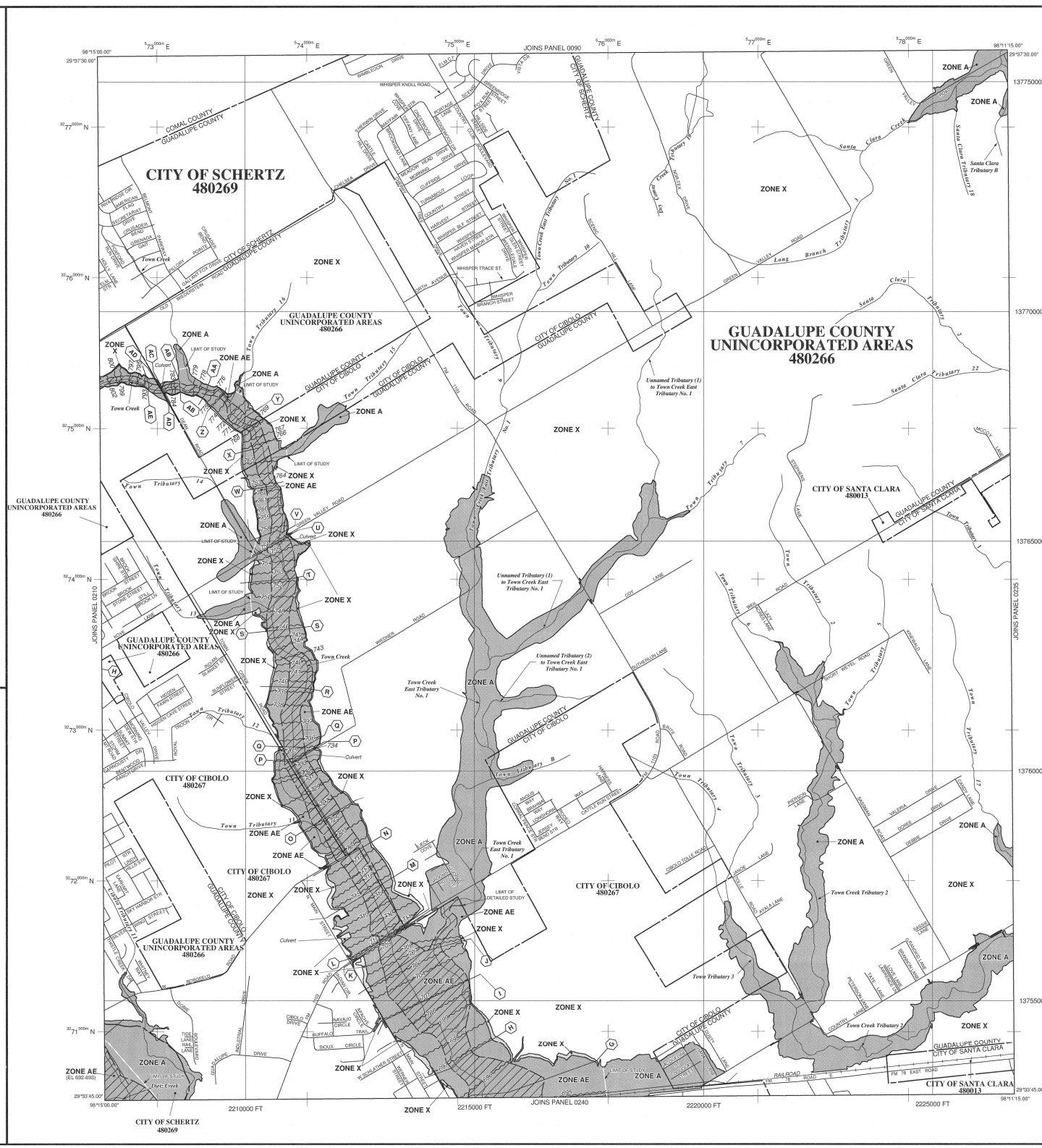

LEGEND

SPECIAL FLOOD HAZARD AREAS (SFHAs) SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD

The 1% annual chance flood (100-year flood), also known as the base flood, is the flood that has a 1% chance of being equaled or exceeded in any given year. The Special Flood Hazard Area is the area subject to flooding by the 1% annual chance flood. Areas of Special Flood Hazard include Zones A, AE, AH, AO, AR, A99, V and VE. The Base Flood Elevation is the water-surface elevation of the 1% annual chance flood.

ZONE A No Base Flood Elevations determined.

ZONE AE Base Flood Elevations determined.

ZONE AH Flood depths of 1 to 3 feet (usually areas of ponding); Base Flood Elevations determined.

ZONE AO Flood depths of 1 to 3 feet (usually sheet flow on sloping terrain); average depths determined. For areas of alluvial fan flooding, velocities also determined.

ZONE AR Special Flood Hazard Area formerly protected from the 1% annual chance flood by a flood control system that was subsequently decertified. Zone AR indicates that the former flood control system is being restored to provide protection from the 1% annual chance or greater flood.

ZONE A99 Area to be protected from 1% annual chance flood by a Federal flood protection system under construction; no Base Flood Elevations determined.

ZONE V Coastal flood zone with velocity hazard (wave action); no Base Flood Elevations determined.

ZONE VE Coastal flood zone with velocity hazard (wave action); Base Flood Elevations determined.

FLOODWAY AREAS IN ZONE AE

The floodway is the channel of a stream plus any adjacent floodplain areas that must be kept free of encroachment so that the 1% annual chance flood can be carried without substantial increases in flood heights.

OTHER FLOOD AREAS

ZONE X Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual chance flood.

OTHER AREAS

ZONE X Areas determined to be outside the 0.2% annual chance floodplain.

ZONE D Areas in which flood hazards are undetermined, but possible.

COASTAL BARRIER RESOURCES SYSTEM (CBRS) AREAS

OTHERWISE PROTECTED AREAS (OPAs)

CBRS areas and OPAs are normally located within or adjacent to Special Flood Hazard Areas.

- Floodplain boundary
- Floodway boundary
- Zone D boundary
- CBRS and OPA boundary
- Boundary dividing Special Flood Hazard Areas of different Base Flood Elevations, flood depths or flood velocities.
- 513 — Base Flood Elevation line and value; elevation in feet*
- (EL 987) — Base Flood Elevation value where uniform within zone; elevation in feet*

* Referenced to the North American Vertical Datum of 1988 (NAVD 88)

- A — A — Cross section line
- 23 — 23 — Transect line
- 97°07'30", 32°22'30" — Geographic coordinates referenced to the North American Datum of 1983 (NAD 83)
- 4275000mN — 1000-meter Universal Transverse Mercator grid ticks, zone 14
- 6000000 FT — 5000-foot grid values: Texas State Plane coordinate system, south central zone (FIPSZONE 4204), Lambert Conformal Conic
- DX5510 — Bench mark (see explanation in Notes to Users section of this FIRM panel)
- M1.5 — River Mile

MAP REPOSITORIES
Refer to Map Repositories list on Map Index

EFFECTIVE DATE OF COUNTYWIDE
FLOOD INSURANCE RATE MAP
November 2, 2007
EFFECTIVE DATE(S) OF REVISION(S) TO THIS PANEL

For community map revision history prior to countywide mapping, refer to the Community Map History table located in the Flood Insurance Study report for this jurisdiction.

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MAP SCALE 1" = 1000'
500 0 1000 2000 FEET
300 0 300 600 METERS

PANEL 0230F

NATIONAL FLOOD INSURANCE PROGRAM

FIRM

FLOOD INSURANCE RATE MAP

GUADALUPE COUNTY, TEXAS

AND INCORPORATED AREAS

PANEL 230 OF 480

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
GUADALUPE COUNTY	480266	0230	F
CIBOLO, CITY OF	480267	0230	F
SANTA CLARA, CITY OF	480013	0230	F
SCHERTZ, CITY OF	480269	0230	F

Notice to User: The **Map Number** shown below should be used when placing map orders; the **Community Number** shown above should be used on insurance applications for the subject community.

MAP NUMBER
48187C0230F

EFFECTIVE DATE
NOVEMBER 2, 2007

Federal Emergency Management Agency

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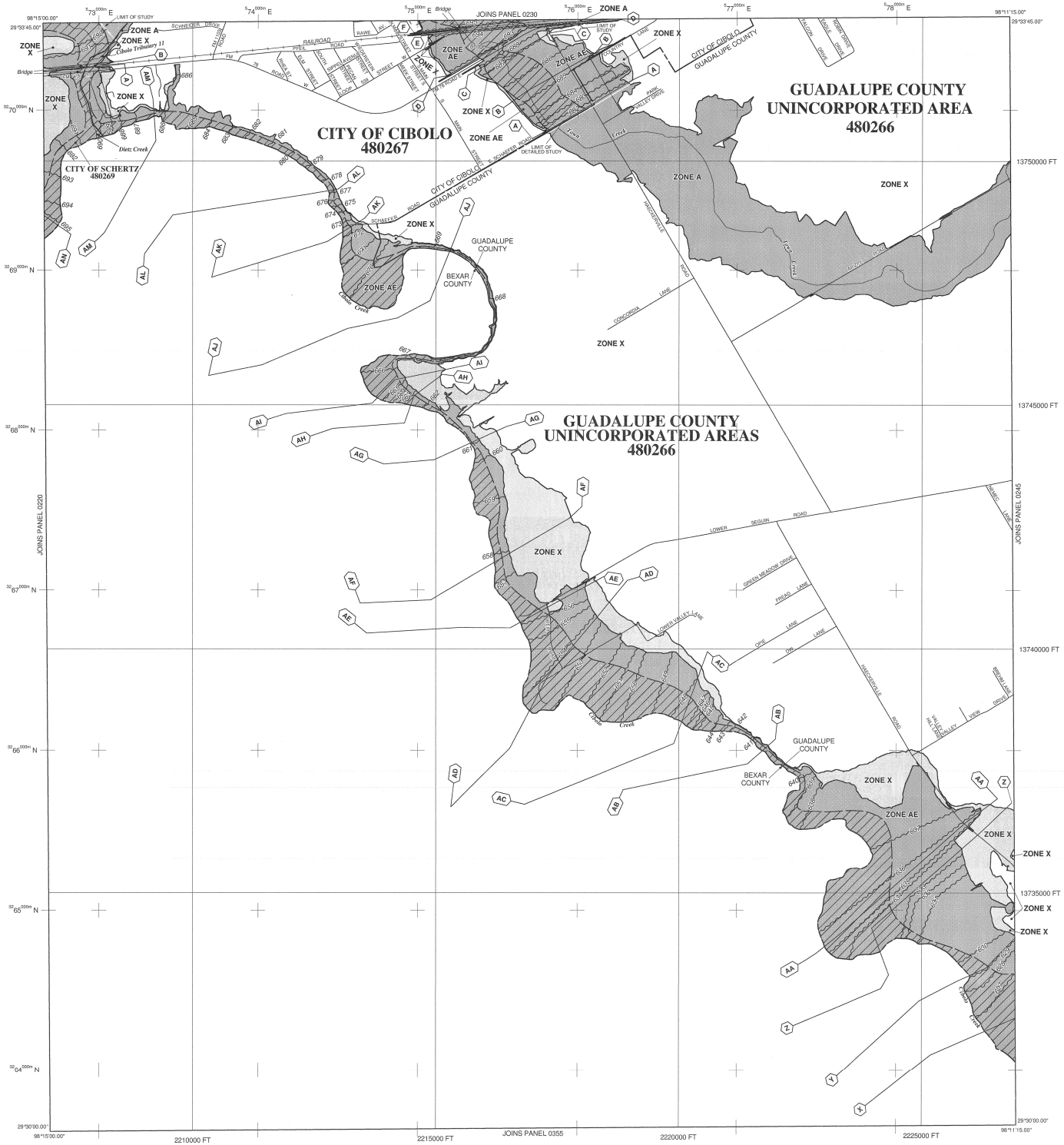

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NATIONAL FLOOD INSURANCE PROGRAM

PANEL 0240F

FIRM
FLOOD INSURANCE RATE MAP
GUADALUPE COUNTY, TEXAS
AND INCORPORATED AREAS

PANEL 240 OF 480
(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
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CIBOLO, CITY OF	480267	0240	F
SCHERTZ, CITY OF	480269	0240	F

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MAP NUMBER
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EFFECTIVE DATE
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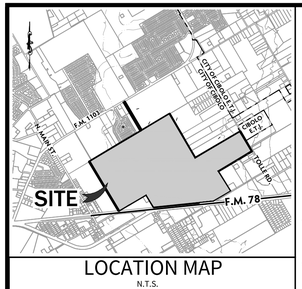
Federal Emergency Management Agency



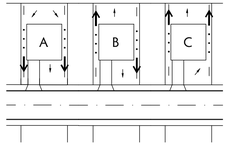
LOCATION MAP
N.T.S.

DEVELOPER:
CONTINENTAL HOMES OF TEXAS, L.P.
CONTACT PERSON: LESLIE OSTRANDER
211 N LOOP 1604 E
SAN ANTONIO, TX 78232

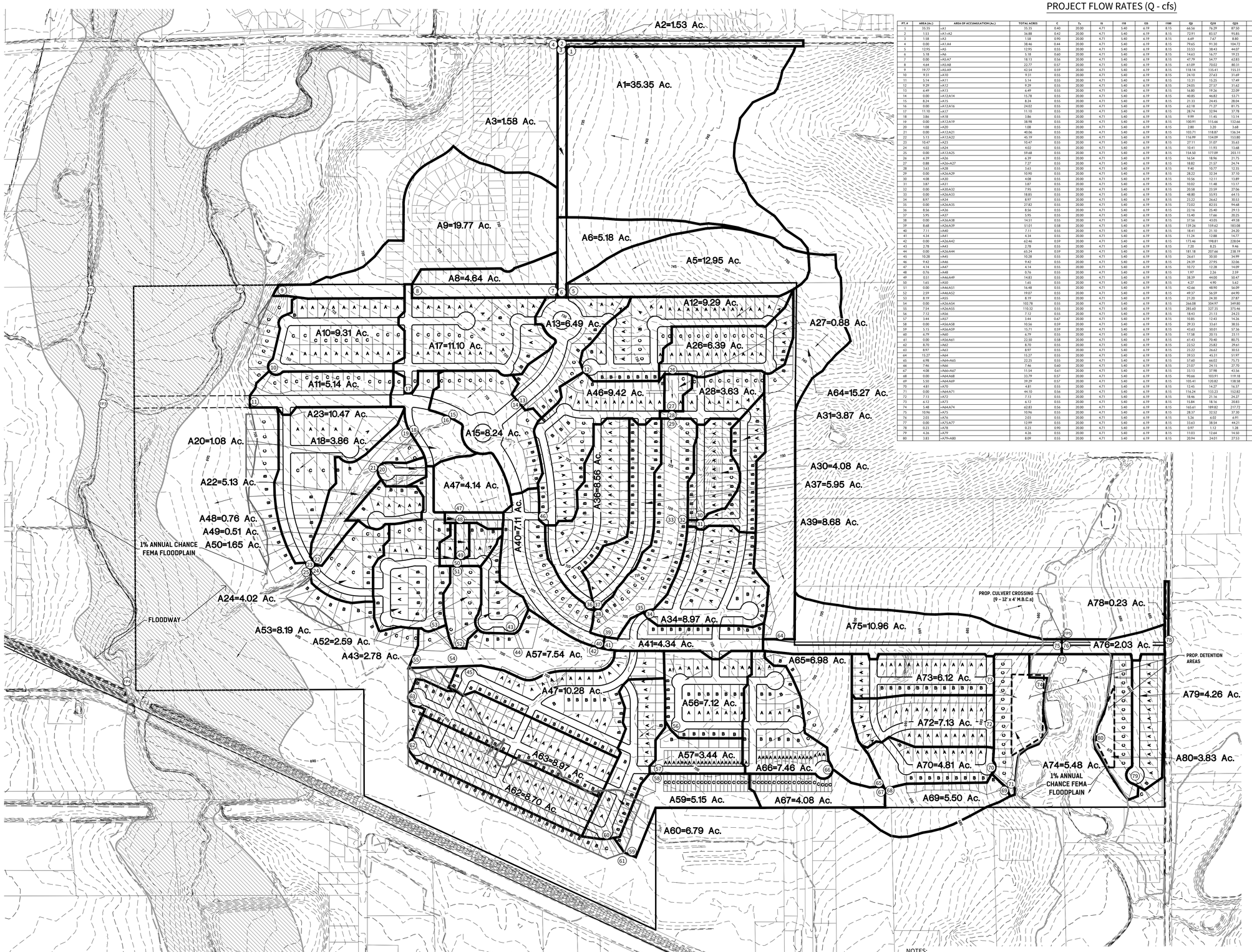
CIVIL ENGINEER:
CUDE ENGINEERS
CONTACT PERSON: PATRICK MURPHY, P.E.
4122 POND HILL ROAD, SUITE 101
SAN ANTONIO, TX 78231
TEL: (210) 681-2951
FAX: (210) 523-7112

LEGEND
- = SUBDIVISION BOUNDARY
- = DRAINAGE AREA
- (XX) = ACCUMULATION POINT
- = FLOW PATH
- = FEMA REGULATORY FLOODWAY
- = FEMA REGULATORY FLOODPLAIN
- = PROPOSED LOMR FLOODPLAIN REVISIONS

PT. #	1% ANNUAL CHANCE EFFECTIVE FLOW RATE (cfs)	1% ANNUAL CHANCE ULTIMATE FLOW RATE (cfs)
FP1	6,959	7,359
FP2	8,454	8,945
FP3	13,781	15,252
FP4	13,653	14,941
FP5	3,582	3,785



TYPICAL LOT SITE PLAN
N.T.S.



PROJECT FLOW RATES (Q - cfs)

PT. #	AREA (Ac.)	AREA OF ACCUMULATION (Ac.)	TOTAL ACRES	C	Tc	I5	I10	I25	I100	Q5	Q10	Q25	Q100
1	35.35	=A1	35.35	0.40	20.00	4.71	5.40	6.19	8.15	66.56	76.29	87.50	115.18
2	1.53	=A1+A2	36.88	0.42	20.00	4.71	5.40	6.19	8.15	72.91	83.57	95.85	126.18
3	1.58	=A3	1.58	0.90	20.00	4.71	5.40	6.19	8.15	6.69	7.67	8.80	11.58
4	0.00	=A1:A4	38.46	0.44	20.00	4.71	5.40	6.19	8.15	79.65	91.30	104.72	137.85
5	12.95	=A5:	12.95	0.55	20.00	4.71	5.40	6.19	8.15	33.53	38.43	44.07	58.02
6	5.18	=A6	5.18	0.60	20.00	4.71	5.40	6.19	8.15	14.63	16.77	19.23	25.32
7	0.00	=A5:A7	18.13	0.56	20.00	4.71	5.40	6.19	8.15	47.79	54.77	62.83	82.70
8	4.64	=A5:A8	22.77	0.57	20.00	4.71	5.40	6.19	8.15	61.09	70.02	80.31	105.73
9	19.77	=A5:A9	42.54	0.59	20.00	4.71	5.40	6.19	8.15	118.14	135.41	155.31	204.45
10	9.31	=A10:	9.31	0.55	20.00	4.71	5.40	6.19	8.15	24.10	27.63	31.69	41.71
11	5.14	=A11:	5.14	0.55	20.00	4.71	5.40	6.19	8.15	13.31	15.25	17.49	23.03
12	9.29	=A12:	9.29	0.55	20.00	4.71	5.40	6.19	8.15	24.05	27.57	31.62	41.62
13	6.49	=A13	6.49	0.55	20.00	4.71	5.40	6.19	8.15	16.80	19.26	22.09	29.08
14	0.00	=A12:A14	15.78	0.55	20.00	4.71	5.40	6.19	8.15	40.85	46.82	53.71	70.70
15	8.24	=A15:	8.24	0.55	20.00	4.71	5.40	6.19	8.15	21.33	24.45	28.04	36.92
16	0.00	=A12:A16	24.02	0.55	20.00	4.71	5.40	6.19	8.15	62.18	71.27	81.75	107.62
17	11.10	=A17	11.10	0.55	20.00	4.71	5.40	6.19	8.15	28.74	32.94	37.78	49.73
18	3.86	=A18	3.86	0.55	20.00	4.71	5.40	6.19	8.15	9.99	11.45	13.14	17.29
19	0.00	=A12:A19	38.98	0.55	20.00	4.71	5.40	6.19	8.15	100.91	115.66	132.66	174.64
20	1.08	=A20:	1.08	0.55	20.00	4.71	5.40	6.19	8.15	2.80	3.20	3.68	4.84
21	0.00	=A12:A21	40.06	0.55	20.00	4.71	5.40	6.19	8.15	103.71	118.87	136.34	179.48
22	5.13	=A13:A22	45.19	0.55	20.00	4.71	5.40	6.19	8.15	116.99	134.09	153.80	202.46
23	10.47	=A23	10.47	0.55	20.00	4.71	5.40	6.19	8.15	27.11	31.07	35.63	46.91
24	4.02	=A24	4.02	0.55	20.00	4.71	5.40	6.19	8.15	10.41	11.93	13.68	18.01
25	0.00	=A12:A25	59.68	0.55	20.00	4.71	5.40	6.19	8.15	154.50	177.09	203.11	267.38
26	6.39	=A26:	6.39	0.55	20.00	4.71	5.40	6.19	8.15	16.54	18.96	21.75	28.63
27	0.88	=A26:A27	7.27	0.55	20.00	4.71	5.40	6.19	8.15	18.82	21.57	24.74	32.57
28	3.63	=A28:	3.63	0.55	20.00	4.71	5.40	6.19	8.15	9.40	10.77	12.35	16.26
29	0.00	=A26:A29	10.90	0.55	20.00	4.71	5.40	6.19	8.15	28.22	32.34	37.10	48.84
30	4.08	=A30	4.08	0.55	20.00	4.71	5.40	6.19	8.15	10.56	12.11	13.89	18.28
31	3.87	=A31:	3.87	0.55	20.00	4.71	5.40	6.19	8.15	10.02	11.48	13.17	17.34
32	0.00	=A30:A32	7.95	0.55	20.00	4.71	5.40	6.19	8.15	20.58	23.59	27.06	35.62
33	0.00	=A26:A33	18.85	0.55	20.00	4.71	5.40	6.19	8.15	48.80	55.93	64.15	84.45
34	8.97	=A34	8.97	0.55	20.00	4.71	5.40	6.19	8.15	23.22	26.62	30.53	40.19
35	0.00	=A26:A35	27.82	0.55	20.00	4.71	5.40	6.19	8.15	72.02	82.55	94.68	124.64
36	8.56	=A36:	8.56	0.55	20.00	4.71	5.40	6.19	8.15	22.16	25.40	29.13	38.35
37	5.95	=A37:	5.95	0.55	20.00	4.71	5.40	6.19	8.15	15.40	17.66	20.25	26.66
38	0.00	=A36:A38	14.51	0.55	20.00	4.71	5.40	6.19	8.15	37.56	43.05	49.38	65.01
39	8.68	=A26:A39	51.01	0.58	20.00	4.71	5.40	6.19	8.15	139.26	159.62	183.08	241.01
40	7.11	=A40	7.11	0.55	20.00	4.71	5.40	6.19	8.15	18.41	21.10	24.20	31.85
41	4.34	=A41	4.34	0.55	20.00	4.71	5.40	6.19	8.15	11.24	12.88	14.77	19.44
42	0.00	=A26:A42	62.46	0.59	20.00	4.71	5.40	6.19	8.15	171.66	198.81	228.04	300.19
43	2.78	=A43	2.78	0.55	20.00	4.71	5.40	6.19	8.15	7.20	8.25	9.46	12.46
44	0.00	=A26:A44	65.24	0.59	20.00	4.71	5.40	6.19	8.15	181.18	207.66	238.19	313.55
45	10.28	=A45:	10.28	0.55	20.00	4.71	5.40	6.19	8.15	26.61	30.50	34.99	46.06
46	9.42	=A46:	9.42	0.55	20.00	4.71	5.40	6.19	8.15	24.39	27.95	32.06	42.20
47	4.14	=A47:	4.14	0.55	20.00	4.71	5.40	6.19	8.15	10.72	12.28	14.09	18.55
48	0.76	=A48	0.76	0.55	20.00	4.71	5.40	6.19	8.15	1.97	2.26	2.59	3.41
49	0.51	=A46:A49	14.83	0.55	20.00	4.71	5.40	6.19	8.15	38.39	44.00	50.47	66.44
50	1.65	=A50	1.65	0.55	20.00	4.71	5.40	6.19	8.15	4.27	4.90	5.62	7.39
51	0.00	=A46:A51	16.48	0.55	20.00	4.71	5.40	6.19	8.15	42.66	48.90	56.09	73.84
52	2.59	=A46:A52	19.07	0.55	20.00	4.71	5.40	6.19	8.15	49.37	56.59	64.90	85.44
53	8.19	=A53	8.19	0.55	20.00	4.71	5.40	6.19	8.15	21.20	24.30	27.87	36.69
54	0.00	=A26:A54	102.78	0.55	20.00	4.71	5.40	6.19	8.15	266.08	304.97	349.80	460.49
55	7.54	=A26:A55	110.32	0.55	20.00	4.71	5.40	6.19	8.15	285.60	327.35	375.46	494.27
56	7.12	=A56	7.12	0.55	20.00	4.71	5.40	6.19	8.15	18.43	21.13	24.23	31.90
57	3.44	=A57	3.44	0.67	20.00	4.71	5.40	6.19	8.15	10.85	12.43	14.26	18.77
58	0.00	=A56:A58	10.56	0.59	20.00	4.71	5.40	6.19	8.15	29.33	33.61	38.55	50.75
59	5.15	=A56:A59	15.71	0.59	20.00	4.71	5.40	6.19	8.15	43.63	50.01	57.36	75.50
60	6.79	=A60	6.79	0.55	20.00	4.71	5.40	6.19	8.15	17.58	20.15	23.11	30.42
61	0.00	=A56:A61	22.50	0.58	20.00	4.71	5.40	6.19	8.15	61.43	70.40	80.75	106.31
62	8.70	=A62	8.70	0.55	20.00	4.71	5.40	6.19	8.15	22.52	25.82	29.61	38.98
63	8.97	=A63	8.97	0.55	20.00	4.71	5.40	6.19	8.15	23.22	26.62	30.53	40.19
64	15.27	=A64	15.27	0.55	20.00	4.71	5.40	6.19	8.15	39.53	45.31	51.97	68.41
65	6.98	=A64:A65	22.25	0.55	20.00	4.71	5.40	6.19	8.15	57.60	66.02	75.73	99.69
66	7.46	=A66	7.46	0.60	20.00	4.71	5.40	6.19	8.15	21.07	24.15	27.70	36.46
67	4.08	=A66:A67	11.54	0.61	20.00	4.71	5.40	6.19	8.15	33.13	37.98	43.56	57.34
68	0.00	=A64:A68	33.79	0.57	20.00	4.71	5.40	6.19	8.15	90.66	103.91	119.18	156.89
69	5.50	=A64:A69	39.29	0.57	20.00	4.71	5.40	6.19	8.15	105.41	120.82	138.58	182.43
70	4.81	=A70	4.81	0.55	20.00	4.71	5.40	6.19	8.15	12.45	14.27	16.37	21.55
71	0.00	=A64:A71	44.10	0.56	20.00	4.71	5.40	6.19	8.15	116.34	133.33	152.82	201.17
72	7.13	=A72	7.13	0.55	20.00	4.71	5.40	6.19	8.15	18.46	21.16	24.27	31.94
73	6.12	=A73	6.12	0.55	20.00	4.71	5.40	6.19	8.15	15.84	18.16	20.83	27.42
74	5.48	=A64:A74	62.83	0.56	20.00	4.71	5.40	6.19	8.15	165.61	189.82	217.72	286.62
75	10.96	=A75	10.96	0.55	20.00	4.71	5.40	6.19	8.15	28.37	32.52	37.30	49.10
76	2.03	=A76	2.03	0.55	20.00	4.71	5.40	6.19	8.15	5.26	6.02	6.91	9.10
77	0.00	=A75:A77	12.99	0.55	20.00	4.71	5.40	6.19	8.15	33.63	38.54	44.21	58.20
78	0.23	=A78	0.23	0.90	20.00	4.71	5.40	6.19	8.15	0.97	1.12	1.28	1.69
79	4.26	=A79	4.26	0.55	20.00	4.71	5.40	6.19	8.15	11.03	12.64	14.50	19.09
80	3.83	=A79:A80	8.09	0.55	20.00	4.71	5.40	6.19	8.15	20.94	24.01	27.53	36.25

NOTES:
1. THIS PRELIMINARY MASTER DRAINAGE AND GRADING PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND NOT MEANT FOR DESIGN OR CONSTRUCTION PURPOSES.
2. TIME OF CONCENTRATIONS USED FOR FLOW RATE CALCULATIONS WERE SET TO 20 MINUTES FOR ALL DRAINAGE AREAS. A DETAILED ANALYSIS OF TIME OF CONCENTRATIONS WILL BE PROVIDED DURING THE DRAINAGE DESIGN PHASE OF THE SUBDIVISION.
3. FLOW RATES SHOWN FOR DRAINAGE AREAS FP1 THROUGH FP5 WERE DERIVED FROM HEC-RAS AND HEC-HMS MODELS AVAILABLE FOR THIS AREA.
4. RUN-OFF COEFFICIENTS DERIVED FROM THE CITY OF CIBOLO'S STORM WATER DESIGN GUIDELINES.

CUDE ENGINEERS
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San Antonio, Texas 78231
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STEELE CREEK SUBDIVISION

LAND STUDY
PRELIMINARY OVERALL MASTER DRAINAGE AND GRADING PLAN

DATE
04-04-2018

PROJECT NO.
02907.300

DRAWN BY
WPM

CHECKED BY
WPM

REVISIONS
1. 2018-05-04 - LAND STUDY COMMENTS
2. 2018-05-25 - LAND STUDY COMMENTS
3.
4.
5.
6.
7.
8.
9.

SCALE: 1"=300'
0 150 300

CUDE ENGINEERS
TBPE No. 455

E28.1

1 OF 1

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REPRODUCTION OF THE ORIGINAL SIGNED AND SEALED PLAN AND/OR ELECTRONIC MEDIA MAY HAVE BEEN INADVERTENTLY ALTERED. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE SCALE OF THE DOCUMENT AND CONTACTING CUDE ENGINEERS TO VERIFY DISCREPANCIES PRIOR TO CONSTRUCTION.

Culvert Designer/Analyzer Report
FEMA culvert

Analysis Component			
Storm Event	Design	Discharge	3,785.00 cfs

Peak Discharge Method: User-Specified			
Design Discharge	3,785.00 cfs	Check Discharge	0.00 cfs

Tailwater Conditions: Constant Tailwater	
Tailwater Elevation	4.50 ft

Name	Description	Discharge	HW Elev	Velocity
Culvert-1	9-12 x 4 ft Box	3,785.00 cfs	6.21 ft	8.76 ft/s
Weir	Not Considered	N/A	N/A	N/A

Culvert Designer/Analyzer Report
FEMA culvert

Component:Culvert-1

Culvert Summary					
Computed Headwater Elevation	6.21	ft	Discharge	3,785.00	cfs
Inlet Control HW Elev	6.08	ft	Tailwater Elevation	4.50	ft
Outlet Control HW Elev	6.21	ft	Control Type	Outlet Control	
Headwater Depth/ Height	1.45				

Grades					
Upstream Invert	0.40	ft	Downstream Invert	0.00	ft
Length	80.00	ft	Constructed Slope	0.005000	ft/ft

Hydraulic Profile					
Profile	Pressure		Depth, Downstream	4.50	ft
Slope Type	N/A		Normal Depth	2.81	ft
Flow Regime	N/A		Critical Depth	3.37	ft
Velocity Downstream	8.76	ft/s	Critical Slope	0.002976	ft/ft

Section					
Section Shape	Box		Mannings Coefficient	0.013	
Section Material	Concrete		Span	12.00	ft
Section Size	12 x 4 ft		Rise	4.00	ft
Number Sections	9				

Outlet Control Properties					
Outlet Control HW Elev	6.21	ft	Upstream Velocity Head	1.19	ft
Ke	0.20		Entrance Loss	0.24	ft

Inlet Control Properties					
Inlet Control HW Elev	6.08	ft	Flow Control	Submerged	
Inlet Type	90 ° headwall w 45 ° bevels		Area Full	432.0	ft²
K	0.49500		HDS 5 Chart	'10	
M	0.66700		HDS 5 Scale	2	
C	0.03140		Equation Form	2	
Y	0.82000				

Drainage Area 21 - 4% AC flow x-sec
Worksheet for Trapezoidal Channel

Project Description	
Project File	untitled.fm2
Worksheet	Drainage Area 21 channel - 4% AC flows
Flow Element	Trapezoidal Channel
Method	Manning's Formula
Solve For	Channel Depth

Input Data		
Mannings Coefficient	0.035	
Channel Slope	0.011000	ft/ft
Left Side Slope	3.000000	H : V
Right Side Slope	3.000000	H : V
Bottom Width	15.00	ft
Discharge	136.34	cfs

Results		
Depth	1.44	ft
Flow Area	27.83	ft²
Wetted Perimeter	24.11	ft
Top Width	23.64	ft
Critical Depth	1.25	ft
Critical Slope	0.018019	ft/ft
Velocity	4.90	ft/s
Velocity Head	0.37	ft
Specific Energy	1.81	ft
Froude Number	0.80	
Flow is subcritical.		

Drainage Area 22 - 4% AC flow x-sec
Worksheet for Trapezoidal Channel

Project Description	
Project File	untitled.fm2
Worksheet	Drainage Area 22 channel - 4% AC flows
Flow Element	Trapezoidal Channel
Method	Manning's Formula
Solve For	Channel Depth

Input Data		
Mannings Coefficient	0.035	
Channel Slope	0.011000	ft/ft
Left Side Slope	3.000000	H : V
Right Side Slope	3.000000	H : V
Bottom Width	17.00	ft
Discharge	153.80	cfs

Results		
Depth	1.45	ft
Flow Area	30.91	ft²
Wetted Perimeter	26.16	ft
Top Width	25.69	ft
Critical Depth	1.26	ft
Critical Slope	0.017854	ft/ft
Velocity	4.98	ft/s
Velocity Head	0.38	ft
Specific Energy	1.83	ft
Froude Number	0.80	
Flow is subcritical.		

Drainage Area 33 - 4% AC flow x-sec
Worksheet for Trapezoidal Channel

Project Description	
Project File	untitled.fm2
Worksheet	Drainage Area 33 channel - 4% AC flows
Flow Element	Trapezoidal Channel
Method	Manning's Formula
Solve For	Channel Depth

Input Data		
Mannings Coefficient	0.035	
Channel Slope	0.021000	ft/ft
Left Side Slope	3.000000	H : V
Right Side Slope	3.000000	H : V
Bottom Width	4.00	ft
Discharge	64.15	cfs

Results		
Depth	1.39	ft
Flow Area	11.31	ft²
Wetted Perimeter	12.77	ft
Top Width	12.32	ft
Critical Depth	1.42	ft
Critical Slope	0.019154	ft/ft
Velocity	5.67	ft/s
Velocity Head	0.50	ft
Specific Energy	1.89	ft
Froude Number	1.04	
Flow is supercritical.		

Drainage Area 35 - 4% AC flow x-sec
Worksheet for Trapezoidal Channel

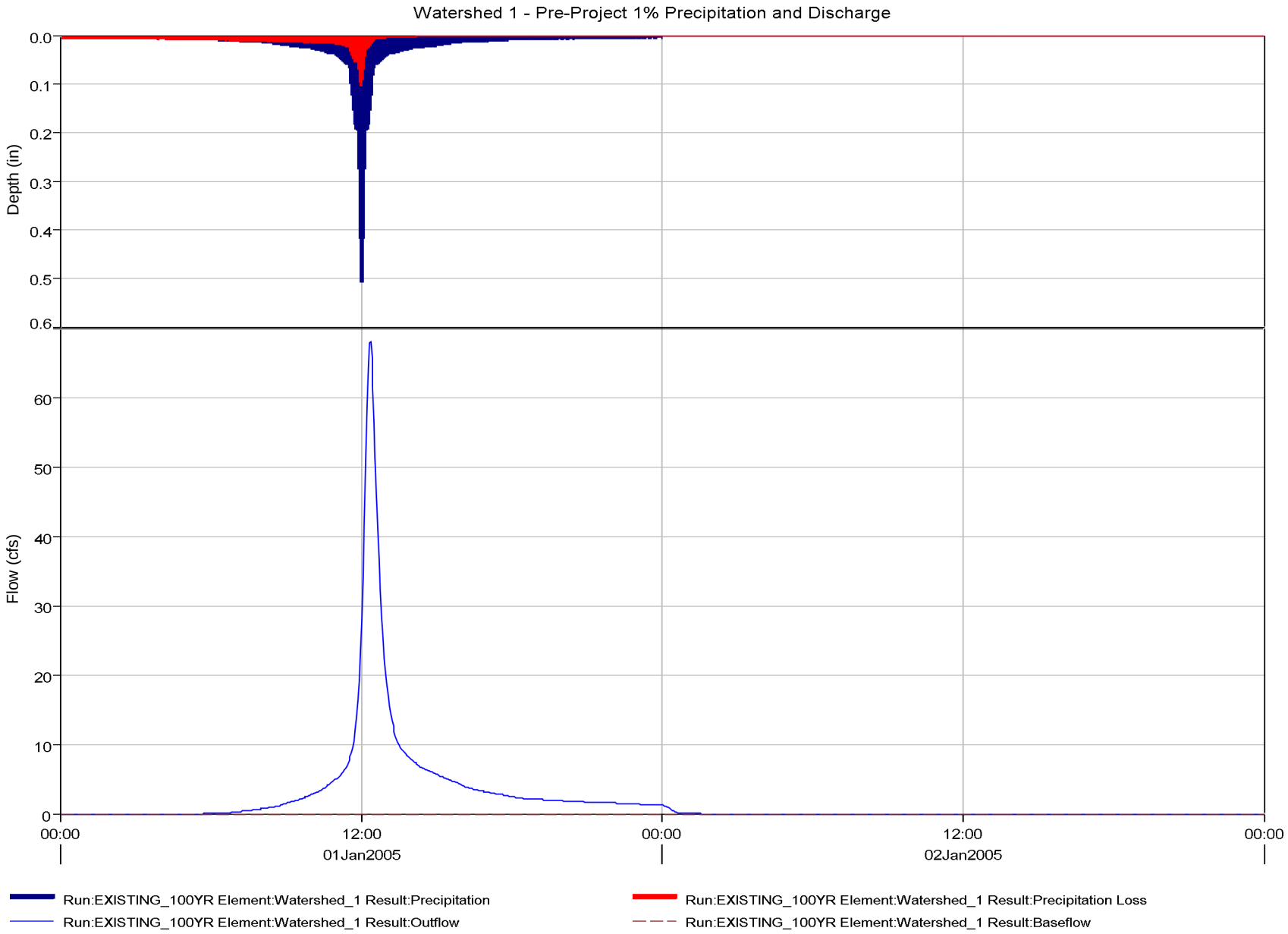
Project Description	
Project File	untitled.fm2
Worksheet	Drainage Area 35 channel - 4% AC flows
Flow Element	Trapezoidal Channel
Method	Manning's Formula
Solve For	Channel Depth

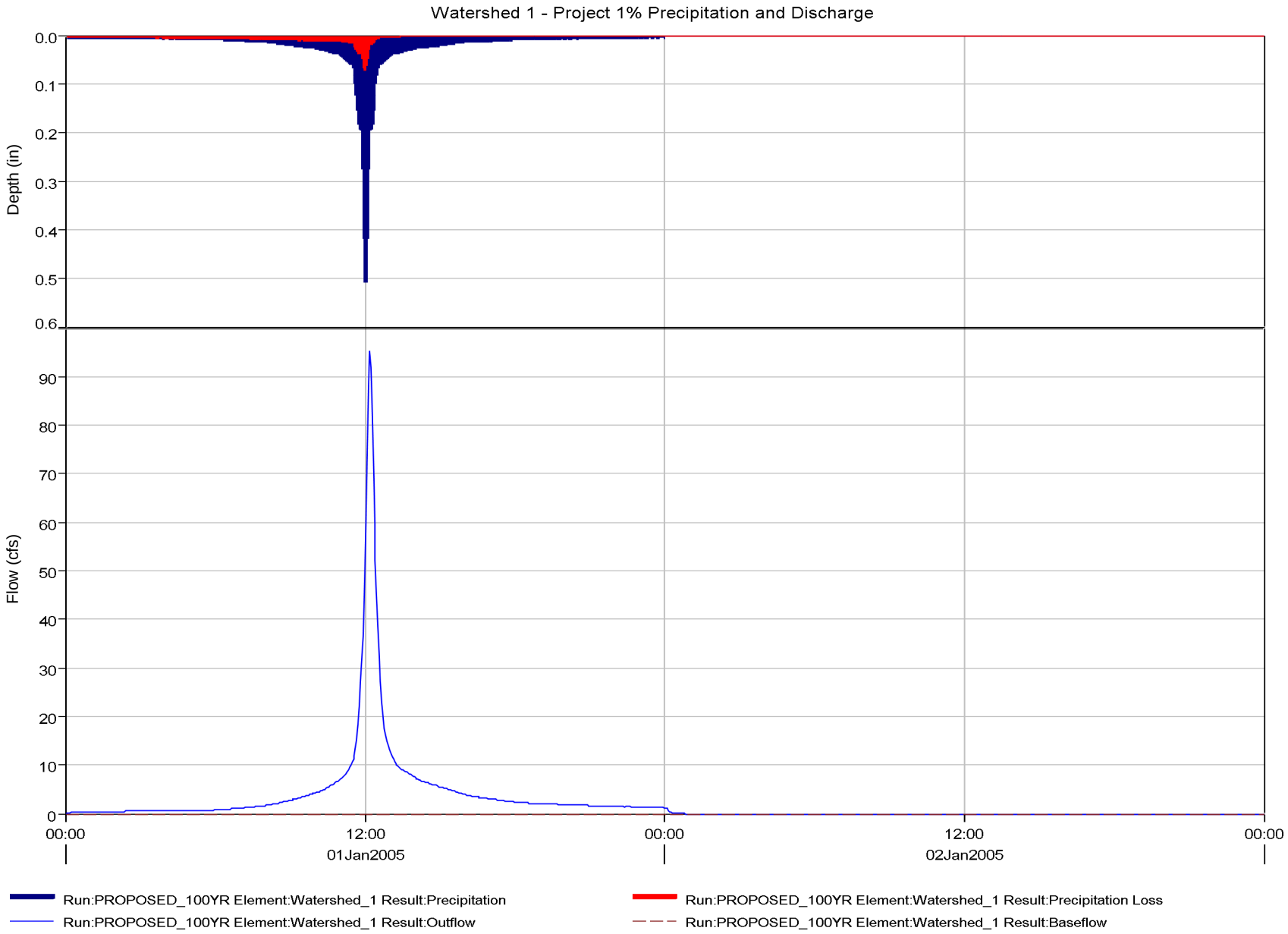
Input Data		
Mannings Coefficient	0.035	
Channel Slope	0.012500	ft/ft
Left Side Slope	3.000000	H : V
Right Side Slope	3.000000	H : V
Bottom Width	10.00	ft
Discharge	94.68	cfs

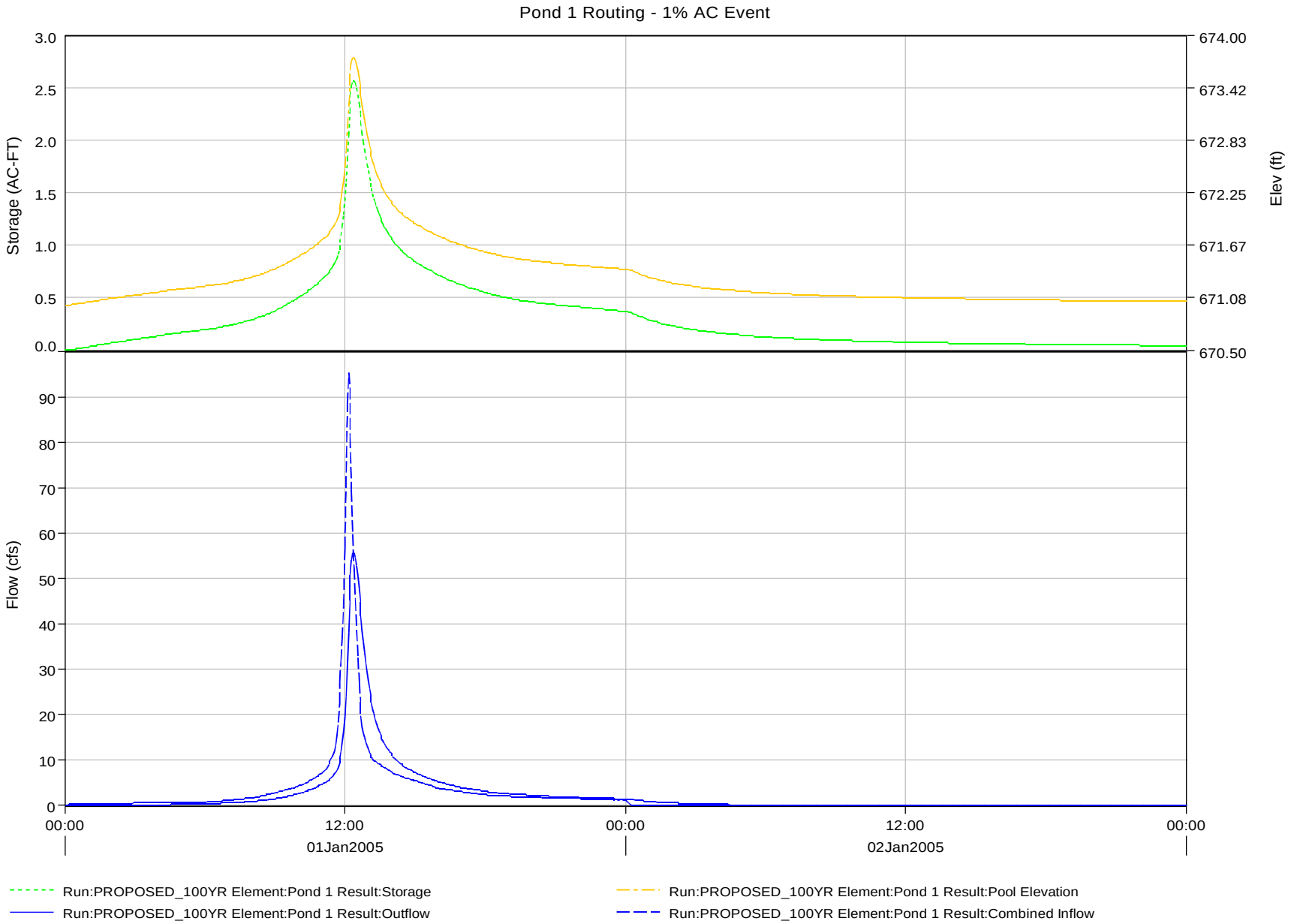
Results		
Depth	1.38	ft
Flow Area	19.44	ft²
Wetted Perimeter	18.70	ft
Top Width	18.26	ft
Critical Depth	1.24	ft
Critical Slope	0.018574	ft/ft
Velocity	4.87	ft/s
Velocity Head	0.37	ft
Specific Energy	1.74	ft
Froude Number	0.83	
Flow is subcritical.		

PRELIMINARY DETENTION SIZING
WATERSHED 1

M.W. CUDE ENGINEERS, L.L.C 4122 Pond Hill Road, Suite 101 San Antonio, Texas 78231 210.681.2951 (tel) 210.523.7112 (fax)

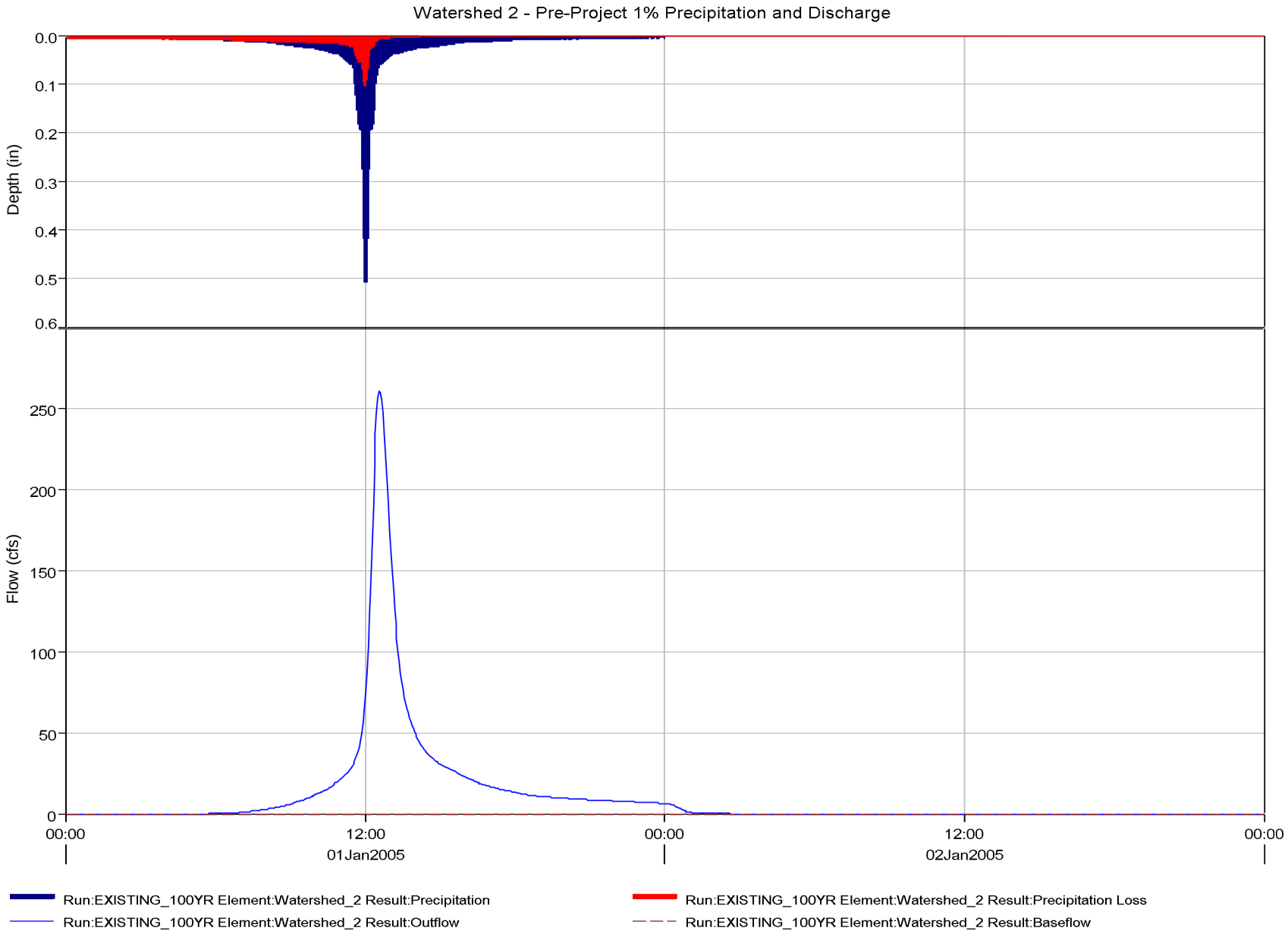

Watershed 1 - Pre-Project 1% Precipitation and Discharge
Depth (in)
0.0
0.1
0.2
0.3
0.4
0.5
0.6
Flow (cfs)
60
50
40
30
20
10
0
00:00
12:00
01Jan2005
00:00
12:00
02Jan2005
00:00
Run:EXISTING_100YR Element:Watershed_1 Result:Precipitation
Run:EXISTING_100YR Element:Watershed_1 Result:Precipitation Loss
Run:EXISTING_100YR Element:Watershed_1 Result:Outflow
Run:EXISTING_100YR Element:Watershed_1 Result:Baseflow

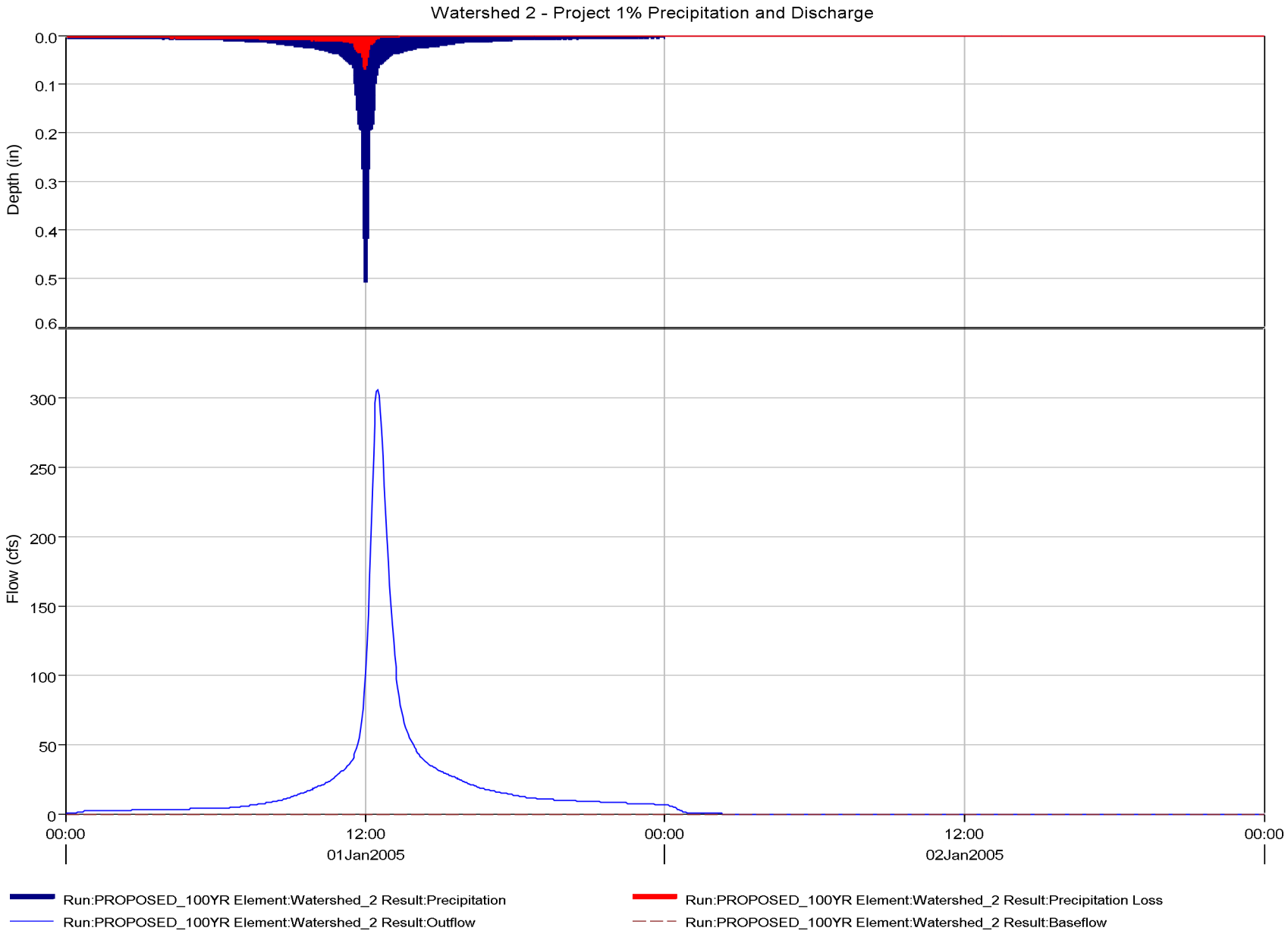

Watershed 1 - Project 1% Precipitation and Discharge
Depth (in)
0.0
0.1
0.2
0.3
0.4
0.5
0.6
Flow (cfs)
90
80
70
60
50
40
30
20
10
0
00:00
12:00
01Jan2005
00:00
12:00
02Jan2005
00:00
Run:PROPOSED_100YR Element:Watershed_1 Result:Precipitation
Run:PROPOSED_100YR Element:Watershed_1 Result:Precipitation Loss
Run:PROPOSED_100YR Element:Watershed_1 Result:Outflow
Run:PROPOSED_100YR Element:Watershed_1 Result:Baseflow

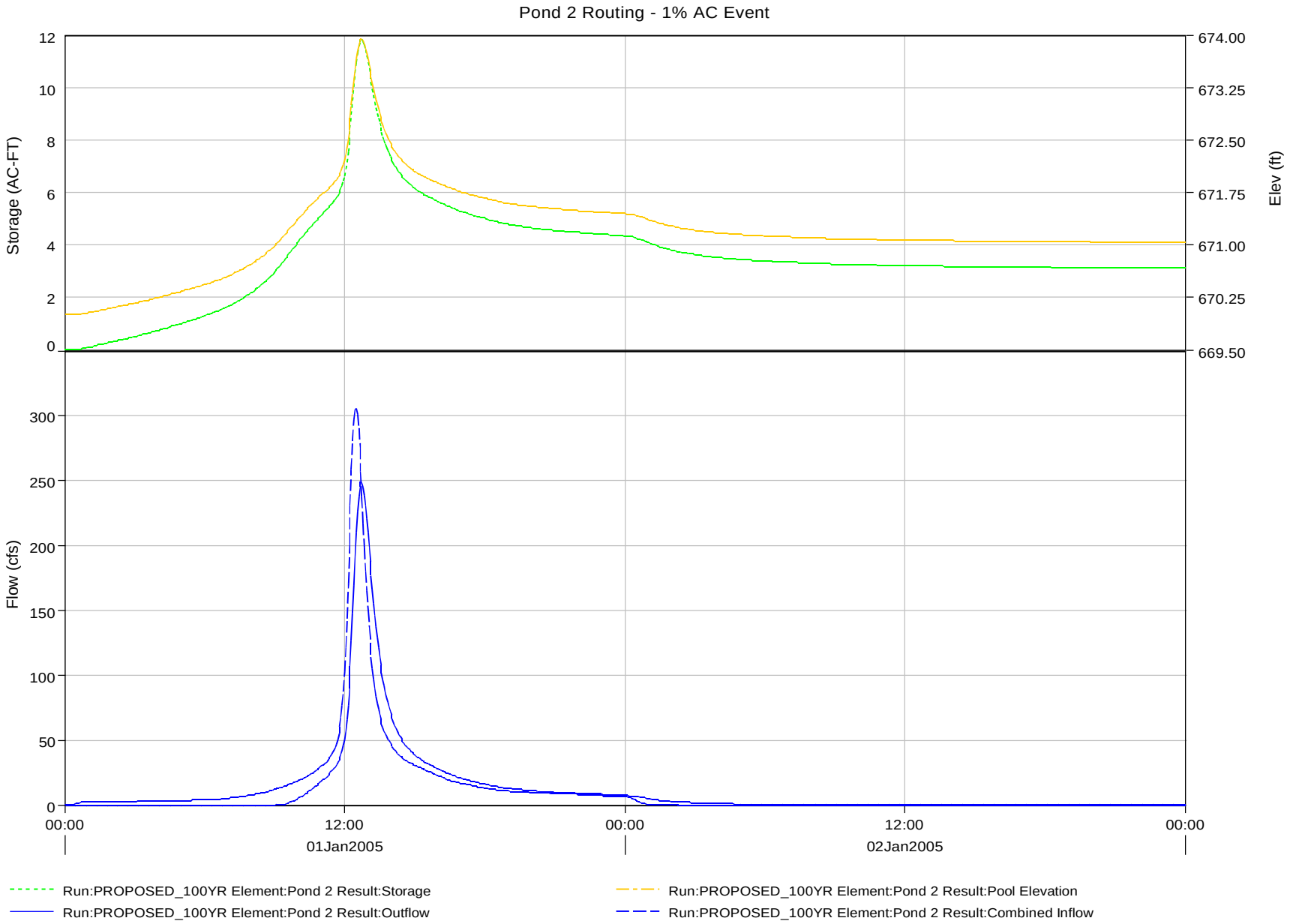

Pond 1 Routing - 1% AC Event
Storage (AC-FT)
Elev (ft)
Flow (cfs)
3.0
2.5
2.0
1.5
1.0
0.5
0.0
674.00
673.42
672.83
672.25
671.67
671.08
670.50
90
80
70
60
50
40
30
20
10
0
00:00
12:00
00:00
12:00
00:00
01Jan2005
02Jan2005
Run:PROPOSED_100YR Element:Pond 1 Result:Storage
Run:PROPOSED_100YR Element:Pond 1 Result:Outflow
Run:PROPOSED_100YR Element:Pond 1 Result:Pool Elevation
Run:PROPOSED_100YR Element:Pond 1 Result:Combined Inflow

PRELIMINARY DETENTION SIZING
WATERSHED 2

M.W. CUDE ENGINEERS, L.L.C 4122 Pond Hill Road, Suite 101 San Antonio, Texas 78231 210.681.2951 (tel) 210.523.7112 (fax)

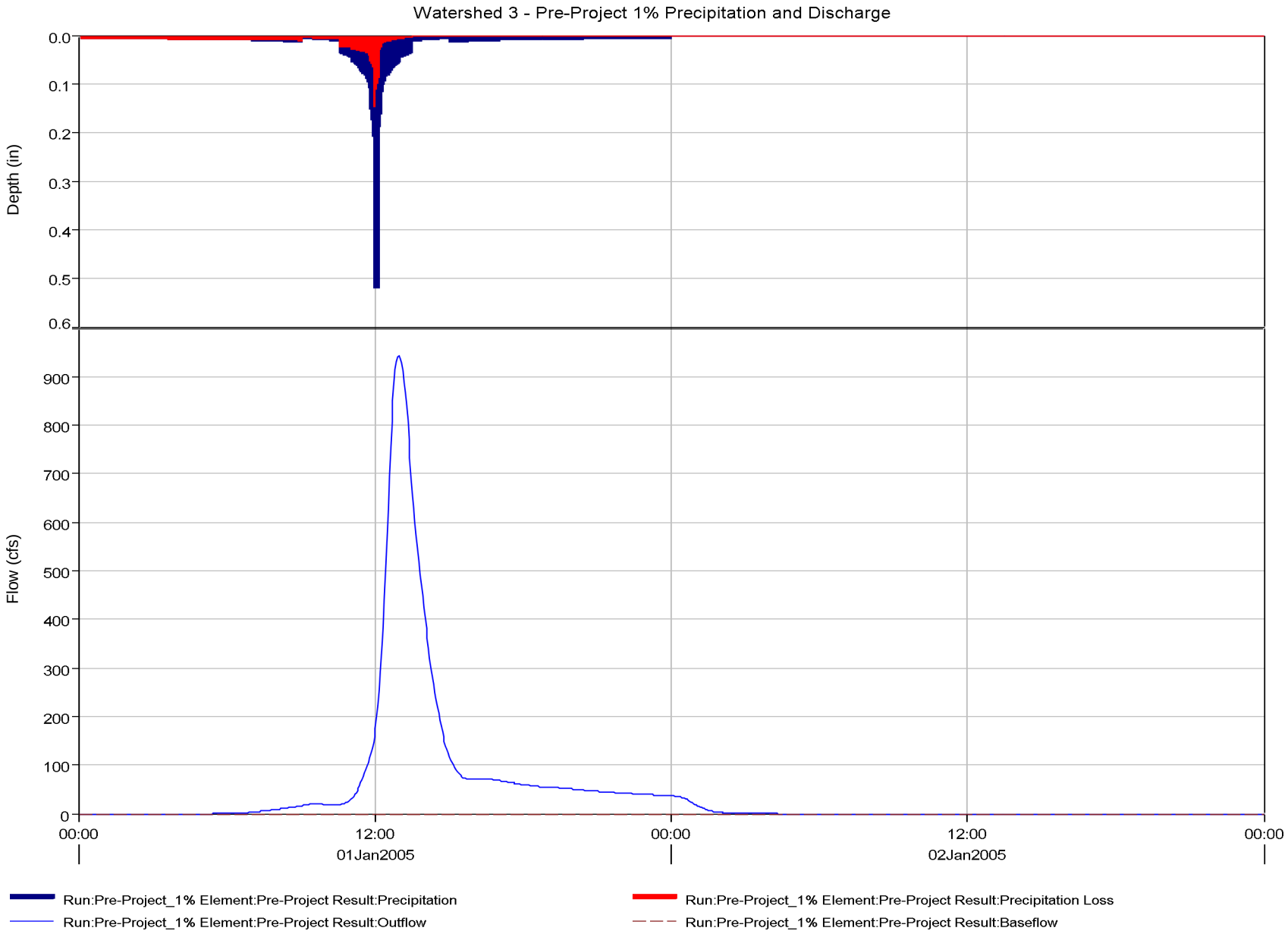

Watershed 2 - Pre-Project 1% Precipitation and Discharge
Depth (in)
0.0
0.1
0.2
0.3
0.4
0.5
0.6
Flow (cfs)
250
200
150
100
50
0
00:00
12:00
01Jan2005
00:00
12:00
02Jan2005
00:00
Run:EXISTING_100YR Element:Watershed_2 Result:Precipitation
Run:EXISTING_100YR Element:Watershed_2 Result:Precipitation Loss
Run:EXISTING_100YR Element:Watershed_2 Result:Outflow
Run:EXISTING_100YR Element:Watershed_2 Result:Baseflow

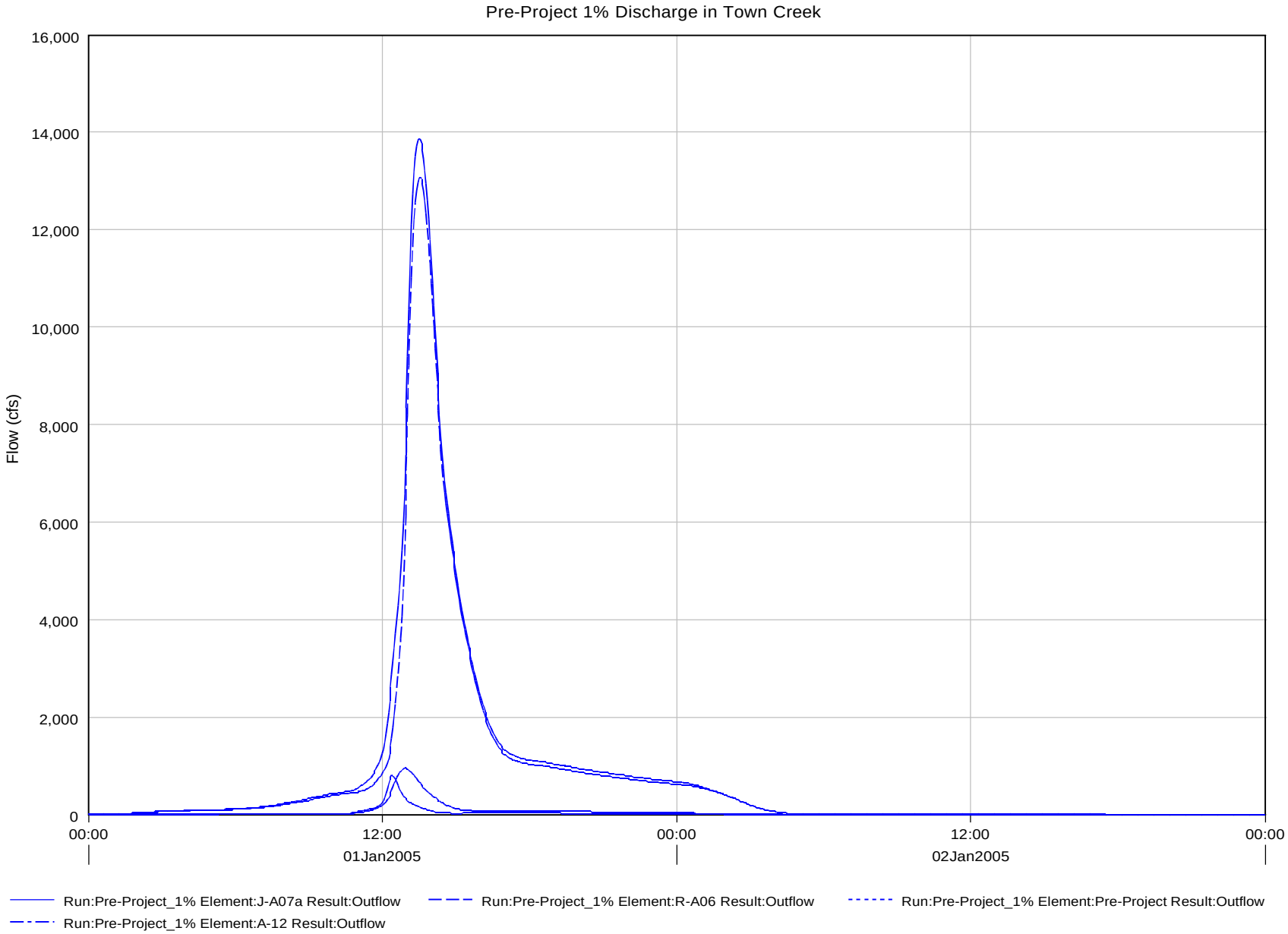

Watershed 2 - Project 1% Precipitation and Discharge
Depth (in)
0.0
0.1
0.2
0.3
0.4
0.5
0.6
Flow (cfs)
300
250
200
150
100
50
0
00:00
12:00
01Jan2005
00:00
12:00
02Jan2005
00:00
Run:PROPOSED_100YR Element:Watershed_2 Result:Precipitation
Run:PROPOSED_100YR Element:Watershed_2 Result:Precipitation Loss
Run:PROPOSED_100YR Element:Watershed_2 Result:Outflow
Run:PROPOSED_100YR Element:Watershed_2 Result:Baseflow

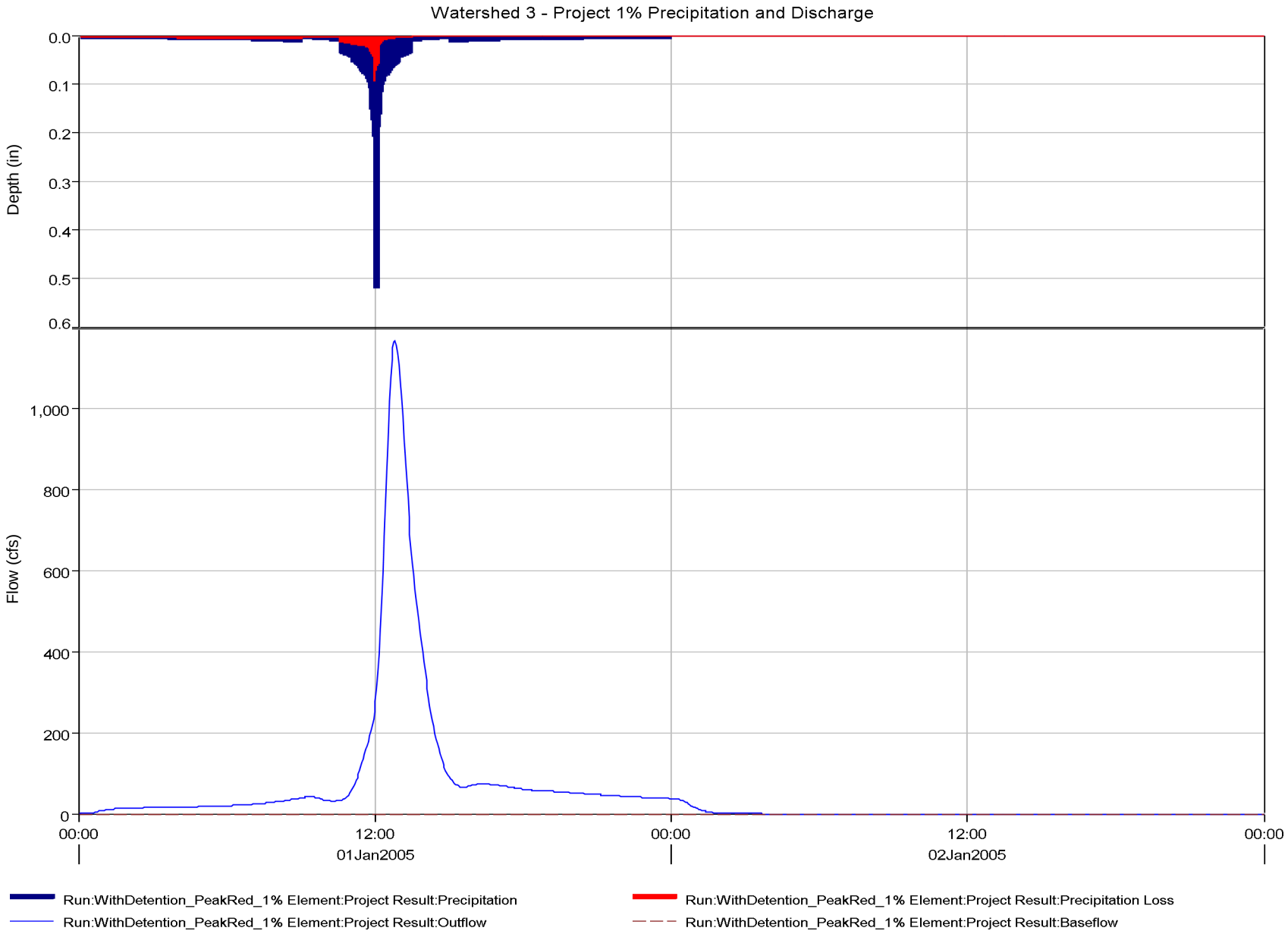

Pond 2 Routing - 1% AC Event
Storage (AC-FT)
Elev (ft)
Flow (cfs)
12
10
8
6
4
2
0
674.00
673.25
672.50
671.75
671.00
670.25
669.50
300
250
200
150
100
50
0
00:00
12:00
01Jan2005
00:00
12:00
02Jan2005
00:00
Run:PROPOSED_100YR Element:Pond 2 Result:Storage
Run:PROPOSED_100YR Element:Pond 2 Result:Outflow
Run:PROPOSED_100YR Element:Pond 2 Result:Pool Elevation
Run:PROPOSED_100YR Element:Pond 2 Result:Combined Inflow

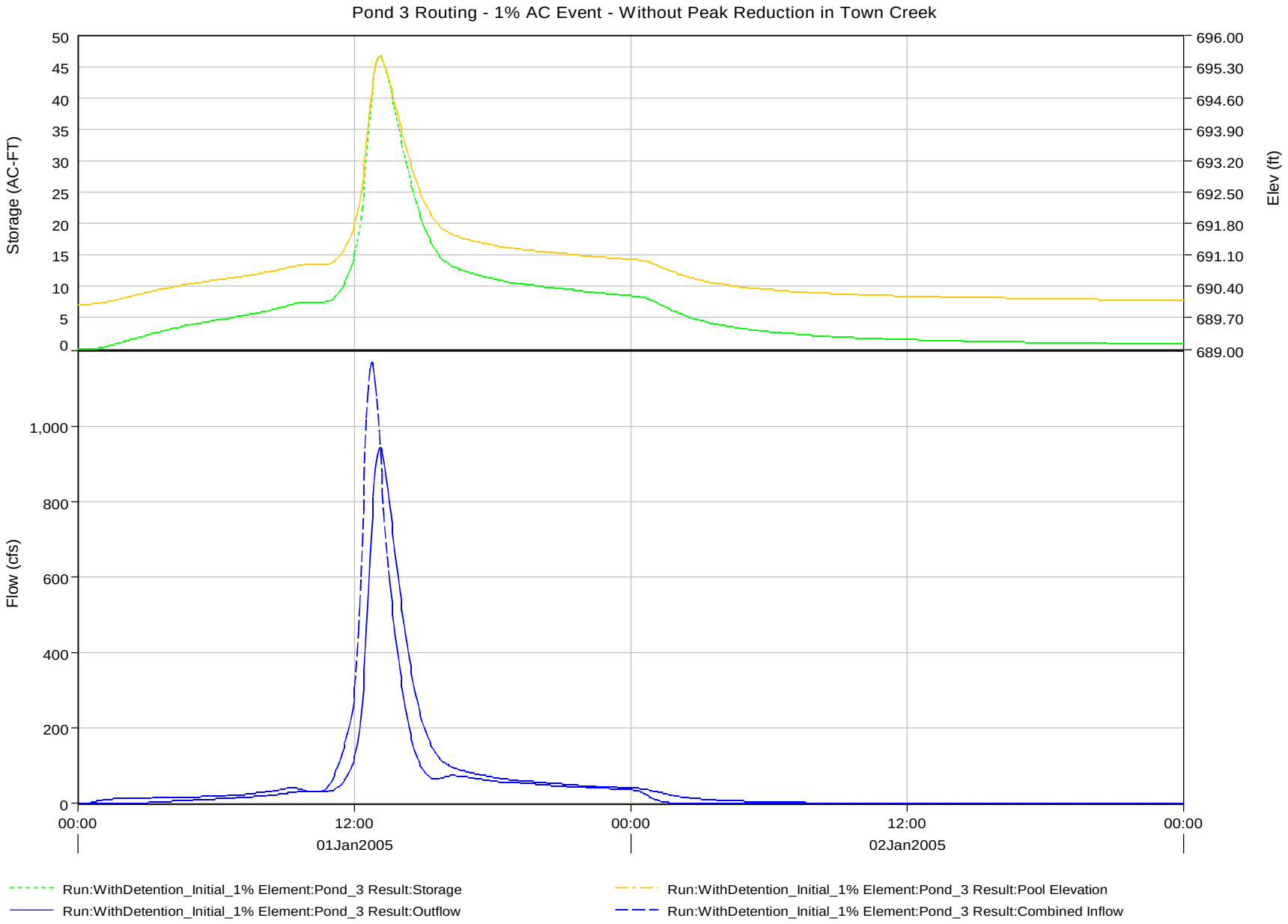
PRELIMINARY DETENTION SIZING
WATERSHED 3

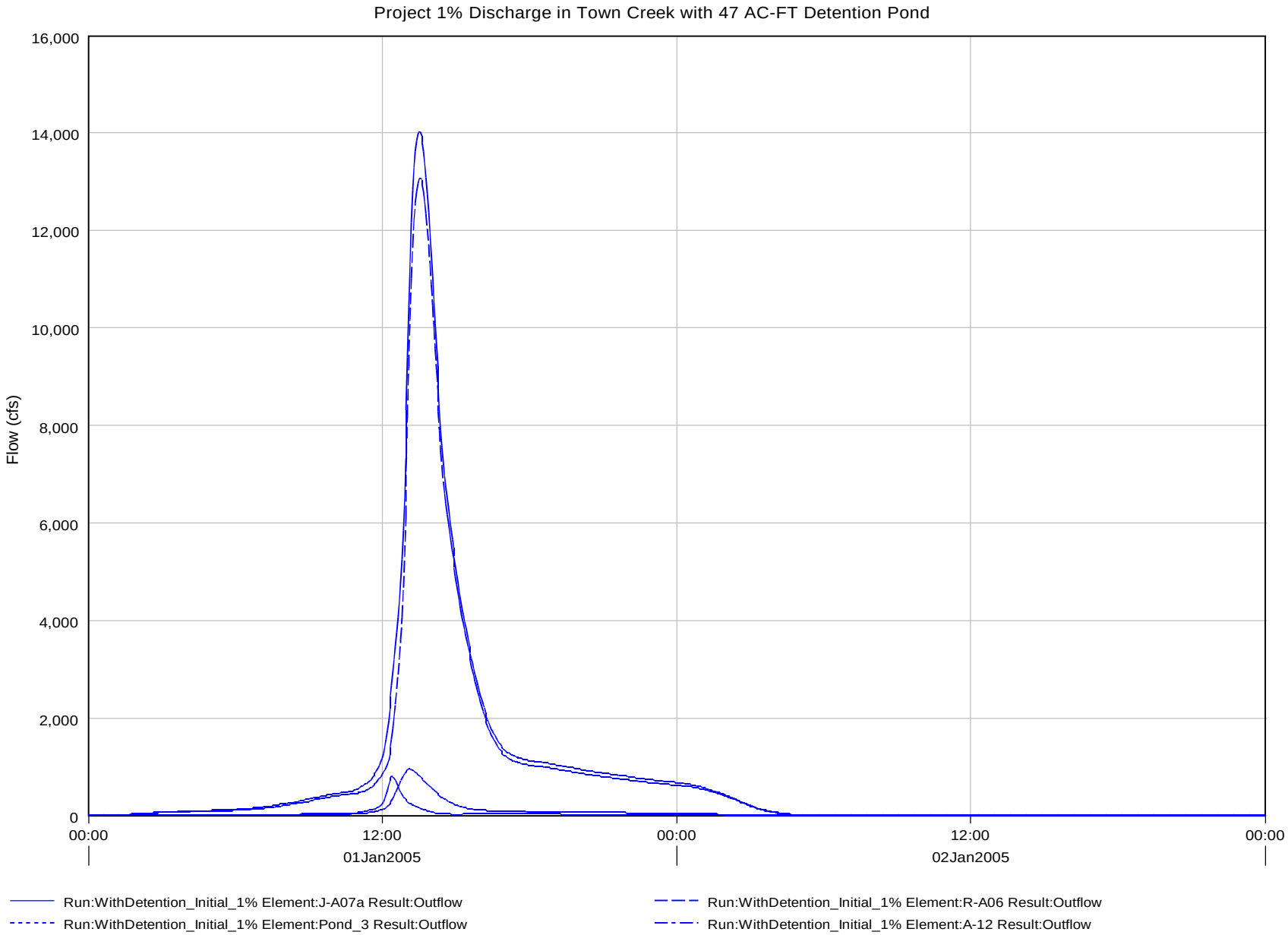
M.W. CUDE ENGINEERS, L.L.C 4122 Pond Hill Road, Suite 101 San Antonio, Texas 78231 210.681.2951 (tel) 210.523.7112 (fax)

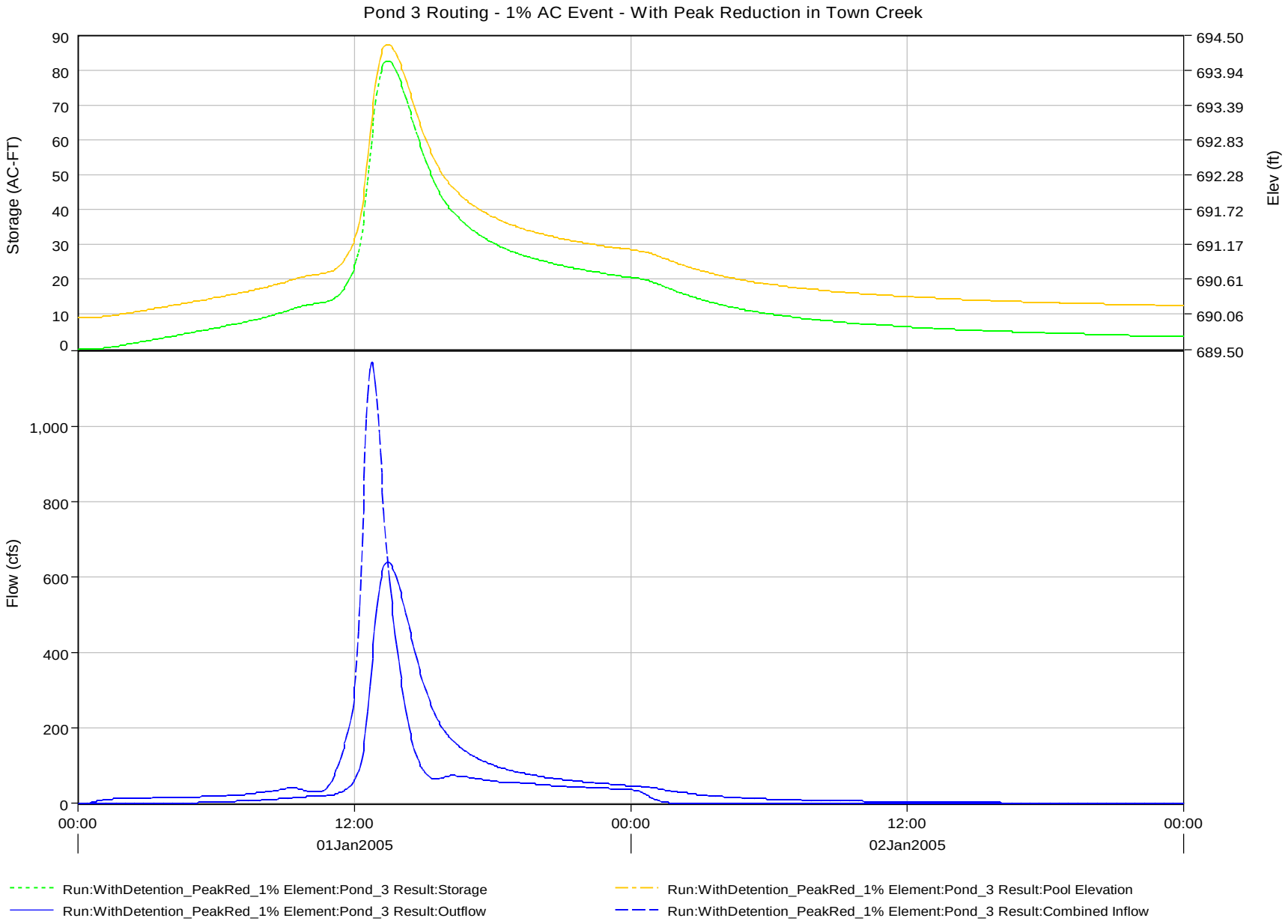

Watershed 3 - Pre-Project 1% Precipitation and Discharge
Depth (in)
0.0
0.1
0.2
0.3
0.4
0.5
0.6
Flow (cfs)
900
800
700
600
500
400
300
200
100
0
00:00
12:00
01Jan2005
00:00
12:00
02Jan2005
00:00
Run:Pre-Project_1% Element:Pre-Project Result:Precipitation
Run:Pre-Project_1% Element:Pre-Project Result:Precipitation Loss
Run:Pre-Project_1% Element:Pre-Project Result:Outflow
Run:Pre-Project_1% Element:Pre-Project Result:Baseflow

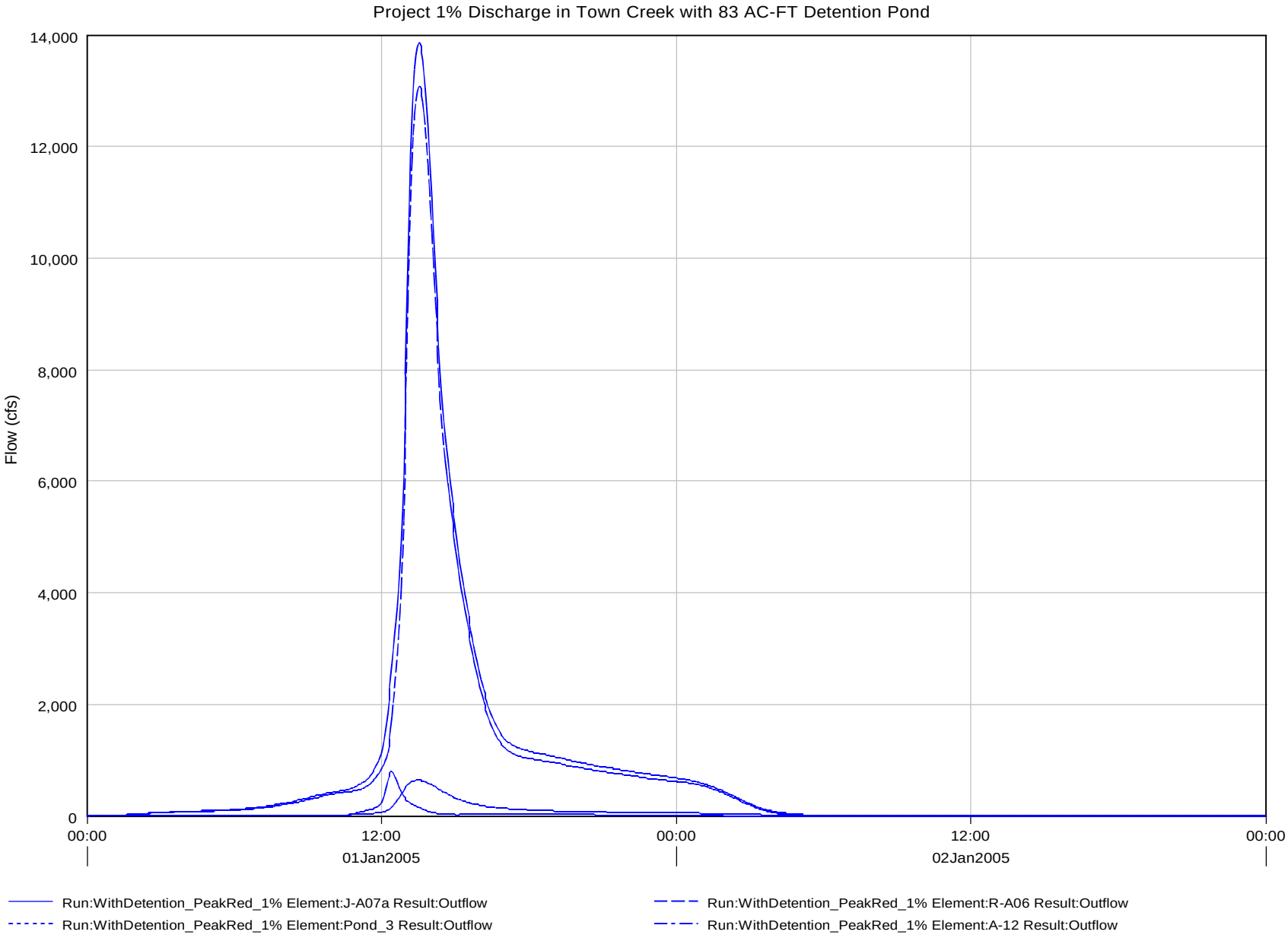

Pre-Project 1% Discharge in Town Creek
16,000
14,000
12,000
10,000
8,000
6,000
4,000
2,000
0
Flow (cfs)
00:00
12:00
00:00
12:00
00:00
01Jan2005
02Jan2005
Run:Pre-Project_1% Element:J-A07a Result:Outflow
Run:Pre-Project_1% Element:R-A06 Result:Outflow
Run:Pre-Project_1% Element:Pre-Project Result:Outflow
Run:Pre-Project_1% Element:A-12 Result:Outflow


Watershed 3 - Project 1% Precipitation and Discharge
Depth (in)
0.0
0.1
0.2
0.3
0.4
0.5
0.6
Flow (cfs)
1,000
800
600
400
200
0
00:00
12:00
01Jan2005
00:00
12:00
02Jan2005
00:00
Run:WithDetention_PeakRed_1% Element:Project Result:Precipitation
Run:WithDetention_PeakRed_1% Element:Project Result:Precipitation Loss
Run:WithDetention_PeakRed_1% Element:Project Result:Outflow
Run:WithDetention_PeakRed_1% Element:Project Result:Baseflow


Pond 3 Routing - 1% AC Event - Without Peak Reduction in Town Creek
Storage (AC-FT)
Elev (ft)
Flow (cfs)
50
45
40
35
30
25
20
15
10
5
0
696.00
695.30
694.60
693.90
693.20
692.50
691.80
691.10
690.40
689.70
689.00
1,000
800
600
400
200
0
00:00
12:00
00:00
12:00
00:00
01Jan2005
02Jan2005
Run:WithDetention_Initial_1% Element:Pond_3 Result:Storage
Run:WithDetention_Initial_1% Element:Pond_3 Result:Pool Elevation
Run:WithDetention_Initial_1% Element:Pond_3 Result:Outflow
Run:WithDetention_Initial_1% Element:Pond_3 Result:Combined Inflow


Project 1% Discharge in Town Creek with 47 AC-FT Detention Pond
Flow (cfs)
16,000
14,000
12,000
10,000
8,000
6,000
4,000
2,000
0
00:00
12:00
00:00
12:00
00:00
01Jan2005
02Jan2005
Run:WithDetention_Initial_1% Element:J-A07a Result:Outflow
Run:WithDetention_Initial_1% Element:R-A06 Result:Outflow
Run:WithDetention_Initial_1% Element:Pond_3 Result:Outflow
Run:WithDetention_Initial_1% Element:A-12 Result:Outflow


Pond 3 Routing - 1% AC Event - With Peak Reduction in Town Creek
Storage (AC-FT)
Elev (ft)
90
80
70
60
50
40
30
20
10
0
694.50
693.94
693.39
692.83
692.28
691.72
691.17
690.61
690.06
689.50
Flow (cfs)
1,000
800
600
400
200
0
00:00
12:00
00:00
12:00
00:00
01Jan2005
02Jan2005
Run:WithDetention_PeakRed_1% Element:Pond_3 Result:Storage
Run:WithDetention_PeakRed_1% Element:Pond_3 Result:Pool Elevation
Run:WithDetention_PeakRed_1% Element:Pond_3 Result:Outflow
Run:WithDetention_PeakRed_1% Element:Pond_3 Result:Combined Inflow


Project 1% Discharge in Town Creek with 83 AC-FT Detention Pond
Flow (cfs)
14,000
12,000
10,000
8,000
6,000
4,000
2,000
0
00:00
12:00
00:00
12:00
00:00
01Jan2005
02Jan2005
Run:WithDetention_PeakRed_1% Element:J-A07a Result:Outflow
Run:WithDetention_PeakRed_1% Element:R-A06 Result:Outflow
Run:WithDetention_PeakRed_1% Element:Pond_3 Result:Outflow
Run:WithDetention_PeakRed_1% Element:A-12 Result:Outflow

3421 Paesanos Pkwy., Ste. 200 San Antonio Tx 78231
Main: 877 627 3772

Colliers Engineering & Design

March 30, 2026

On behalf of the:

City of Cibolo
Attn: Olivia Hall
201 W. Loop 539
Cibolo, Texas 78108

Re: TIA Review
Steele Creek (PZ-2026-1-TIA)

Ms. Hall,

Colliers Engineering & Design has completed its review of the referenced project. We find that the development is in conformance with the City of Cibolo Unified Development Code and flood ordinances. We have no further comments.

Our review of the project does not relieve or release the Engineer of Record or Surveyor of Record from complying with any and all the requirements of the local, state, and federal rules and regulations or guidelines impacting this project. If you require additional information, please contact our office.

Sincerely,

Andy Carruth, P.E.

Plan Reviewer for the City of Cibolo

3421 Paesanos Pkwy., Ste. 200 San Antonio Tx 78231
Main: 877 627 3772

Colliers
Engineering & Design

April 29, 2026

On behalf of the:

City of Cibolo
Attn: Olivia Hall
201 W. Loop 539
Cibolo, Texas 78108

Re: Final Plat Review
Steele Creek Unit 9 (PC-25-20-FP)

Ms. Hall,

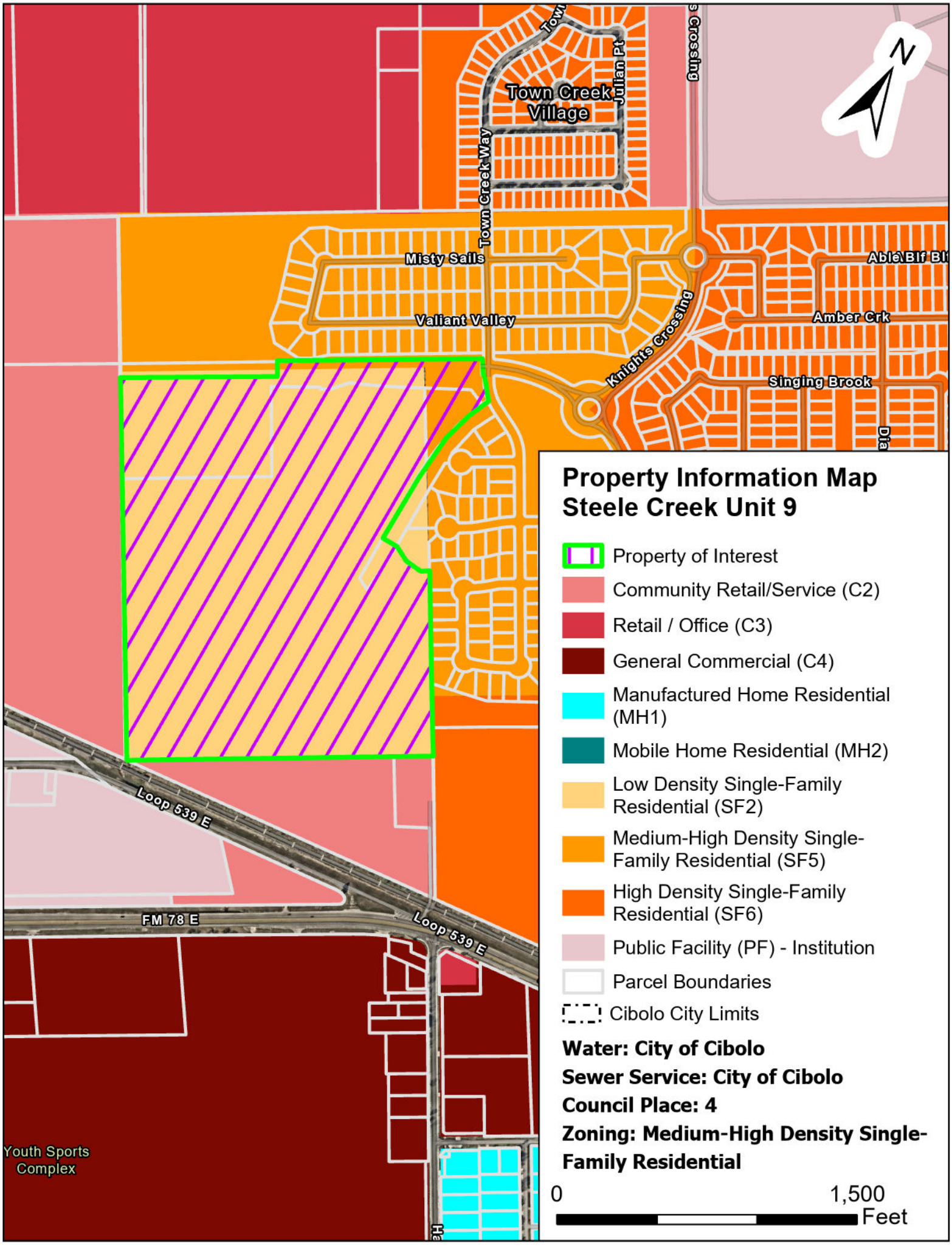
Colliers Engineering & Design has completed its review of the referenced project. We find that the development is in conformance with the City of Cibolo Unified Development Code and flood ordinances. We have no further comments.

Our review of the project does not relieve or release the Engineer of Record or Surveyor of Record from complying with any and all the requirements of the local, state, and federal rules and regulations or guidelines impacting this project. If you require additional information, please contact our office.

Sincerely,

Andy Carruth, P.E.

Plan Reviewer for the City of Cibolo


Town Creek Village
Julian Pt
Town Creek Way
Misty Sails
Valiant Valley
Knights Crossing
Amber Crk
Singing Brook
Loop 539 E
FM 78 E
Loop 539 E
Youth Sports Complex
N
Property Information Map
Steele Creek Unit 9
Property of Interest
Community Retail/Service (C2)
Retail / Office (C3)
General Commercial (C4)
Manufactured Home Residential (MH1)
Mobile Home Residential (MH2)
Low Density Single-Family Residential (SF2)
Medium-High Density Single-Family Residential (SF5)
High Density Single-Family Residential (SF6)
Public Facility (PF) - Institution
Parcel Boundaries
Cibolo City Limits
Water: City of Cibolo
Sewer Service: City of Cibolo
Council Place: 4
Zoning: Medium-High Density Single-Family Residential
0
1,500
Feet

STATE OF TEXAS	§	**FIRST AMENDMENT TO**
	§	**PUBLIC IMPROVEMENTS**
	§	**AGREEMENT BETWEEN THE**
	§	**CITY OF CIBOLO AND**
	§	**CONTINENTAL HOMES OF**
COUNTY OF BEXAR	§	**TEXAS, L.P.**

This First Amendment to the Public Improvements Agreement ("First Amendment") is hereby made and entered into as of the date of the last signature set forth on the signature page below ("First Amendment Effective Date"), by and between **City of Cibolo, Texas**, a Texas municipal corporation ("City") and **Continental Homes of Texas, L.P.**, a Texas limited partnership ("Developer"). City and Developer may be referred to in this First Amendment individually as "Party" or collectively as the "Parties."

WITNESSETH:

WHEREAS, the City and Developer entered into a Public Improvements Agreement approved by the City of Cibolo City Council on July 13, 2021 ("Agreement") regarding public improvements associated with the Steele Creek Subdivision, located generally between FM 78, FM 1103, and Tolle Road within the boundaries of the City (*see* **Attachment "A"**); and

WHEREAS, subsequent to the entering into the Agreement, the City updated its Master Thoroughfare Plan to include additional roadways adjacent to the Project area; and

WHEREAS, sanitary sewer improvements are necessary to serve the remainder of the Project, which the Parties agree will be oversized to accommodate additional future development within the City; and

WHEREAS, the Parties agree to further describe development commitments for the Project; and

WHEREAS, pursuant to Section 10.02 of the Agreement, the Parties mutually agree to amend the Agreement terms as further described in this First Amendment.

NOW, THEREFORE, for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Parties hereto agree as follows:

ARTICLE I
AMENDMENTS

The Parties hereby agree to the following amendments to the Agreement:

1.1 Phasing. From the First Amendment Effective Date, Agreement Section 4.01(e) is amended as follows. All other sections of 4.01 shall remain unchanged.

(e) Phase V of the Public Improvements shall be constructed during the development of Unit 6 and shall include: 1) a collector street; and 2) a 12" water main. Construction of the collector street shall be subject to the City's construction of Tolle Road, as further described in Section 4.03.

1.2 Tolle Road Improvements. From the First Amendment Effective Date, Agreement Section 4.03 is deleted in its entirety and replaced with the following:

4.03 Tolle Road Improvements.

a) The City shall initiate construction of improvements to Tolle Road as described in the attached **Exhibit "D"** after receipt of the Tolle Road Contribution from the Developer.

b) Developer has made the Tolle Road Contribution, and Developer shall not be required to contribute further to the Tolle Road improvements, including, but not limited to, relocation of overhead poles or other utility relocations or installations. These improvements shall be the responsibility of the City.

c) Developer agrees that Lance Crossing shall not be used for vehicular access to Tolle Road until the City completes construction of the Tolle Road improvements, excepting the eastern portion of Unit 6, which may be accessed from Tolle Road. Developer shall not be required to complete the construction of Lance Crossing through Phases 6 and 7 until the earlier of: 1) City completion of the Tolle Road improvements or 2) written notice from the City to start construction. Developer shall complete the construction of Lance Crossing within 24 months of the City's completion of the Tolle Road improvements or receipt of written notice to start construction from the City.

d) In the event that the City has not completed the Tolle Road improvements within 24 months of the First Amendment Effective Date, Developer, in its discretion, may then proceed with constructing the Lance Crossing connection to Tolle Road.

1.3 Traffic Signal. From the First Amendment Effective Date, Agreement Section 4.05 is deleted in its entirety and replaced with the following:

4.05 Traffic Signal. On or before final City's preliminary acceptance of the Unit 5 infrastructure, Developer conducted a traffic signal warrant study for the intersection of FM 1103 and Knights Crossing ("Traffic Study"). It was determined by the Traffic Study

that the construction of a traffic signal was warranted at this intersection. Following approval of the Traffic Study by the City and the Texas Department of Transportation ("TxDOT"), Developer began construction of the traffic signal. The City and Developer agree that Developer's financial contribution to the traffic signal shall be no more than one-quarter (1/4) of the cost of the signal, and that Developer shall receive Transportation Impact Fee credits and monetary reimbursement for costs incurred in excess of Developer's one-quarter (1/4) share. As of the First Amendment Effective Date, the Developer has received Transportation Impact Fee credits for some lots within the Project, and has incurred $455,881.91 in costs in construction of the signal in excess of Developer's one-quarter (1/4) share ("Excess Signal Costs"). The City is agreeable to reimbursing Developer or its Contractor the Excess Signal Costs following TxDOT's acceptance of the signal. The City shall reimburse Developer within sixty (60) calendar days of receipt of a written request from Developer, which shall include documentation of TxDOT's acceptance and an invoice from Developer's Contractor. Additionally, the Parties understand that the signal may be further enhanced in the future, provided, however, Developer shall have no further obligations to construct or contribute to improvements at the intersection of FM 1103 and Knights Crossing.

1.4 FM 78 Sanitary Sewer Improvements Amendment. From the First Amendment Effective Date, Agreement Section 4.07 is deleted in its entirety and replaced with the following:

4.07 FM 78 Sanitary Sewer Improvements. The Developer has constructed the sanitary sewer improvements as described in the attached **Exhibit "F-1" and "F-2"**. The Developer shall receive Sewer Impact Fee Credits for improvements that are "over and beyond" improvements required for the development of the Subdivision.

As of the First Amendment Effective Date, approximately 371 Equivalent Dwelling Units ("EDUs"), at a total cost of $662,235.00 ("Impact Fee Credit Amount"), are necessary for the completion of the Subdivision. Of the 371 EDUs, 111 require a lift station for sewer service. The City has requested that Developer construct sewer improvements in excess of what is required for the Subdivision. As further shown in **Exhibit "F-3"**, Developer is constructing a total of approximately $2,783,984.66 of sanitary sewer improvements, including a 12" gravity sewer main oversizing and extension and a lift station with force main ("Additional Sewer Improvements"). As a result of constructing the Additional Sewer Improvements, Developer shall not owe any sewer impact fees to the City for the Subdivision's remaining 371 EDUs, and Developer shall be reimbursed by the City any amount above and beyond the value of the Impact Fee Credit Amount. Within ninety (90) calendar days of Developer's completion of the Additional Sewer Improvements, and the City's acceptance of said improvements, which shall not be unreasonably withheld, conditioned, or delayed, the City shall reimburse the Developer in the amount of $766,236.23 in the form of a check made payable to the Developer.

Developer is required to submit standard documents required by the Cibolo Uniform Development Code requesting a final acceptance walk-through for the Additional Sewer Improvements. Prior to the final acceptance walk-through, Developer will complete a power generator operational test at full load to ensure the system will operate fully using onsite generated power and a verification test that the Supervisory, Control, and Data Acquisition System (SCADA) is fully operational and integrated into the City of Cibolo SCADA system. Further, until final acceptance by the City of the Additional Sewer Improvements, Developer may construct a temporary lift station as early as March, 2025, with storage to accept wastewater from 86 of the lots within Unit 6 of the Project. Any City approvals necessary for the temporary lift station shall not be unreasonably withheld or delayed. As of the First Amendment Effective Date, construction of the Additional Sewer Improvements has commenced and is anticipated to be completed by October 31, 2025. Absent approval by the City, the Additional Sewer Improvements will not be completed after December 31, 2025. All facets of the Additional Sewer Improvements will be subject to a one (1) Year Warranty period. Developer agrees to submit a written request to the City no earlier than 365 days after final acceptance by City Council of the Additional Sewer Improvements to schedule a warranty walk through.

Developer agrees to remove the temporary lift station within sixty (60) days of the City's final acceptance of the permanent lift station. If Developer fails to complete the removal within sixty (60) days, Developer shall be liable to pay City one thousand dollars ($1,000.00) per day every day thereafter until the removal of the temporary lift station is confirmed.

1.5 MTP Land Dedication. From the First Amendment Effective Date, the following Section 4.09 is added to the Agreement:

4.09 MTP Dedication. The Developer is agreeable to conveying to the City approximately 47 acres west of Units 1 and 9 of the Project ("MTP Property"), as further shown in the attached **Exhibit "H"**. The final acreage of the conveyance may be more or less than 47 acres, but shall be in the approximate location shown in Exhibit "H". The Property shall not be designated as open space or parkland at the time of conveyance. The intent of this conveyance is to provide the City with property for the future construction of a north/south connector, as shown in the City's Master Thoroughfare Plan adopted on September 10, 2024. Developer agrees to convey the MTP Property to the City within ninety (90) calendar days following the City's final acceptance of all public improvements within the Project, provided, however, Developer shall convey the MTP Property to the City no later than December 31, 2028. The Parties agree that Developer, at its discretion, may retain utility, ingress/egress, landscape, and drainage easements over all or a portion of the MTP Property. Further, Developer shall have no obligation to construct any improvements within the MTP Property.

1.6 Public Use Trail. From the First Amendment Effective Date, the following Section 4.10 is added to the Agreement:

4.10 Public Use Trail. Developer shall construct an eight (8) foot-wide public use trail within the Project, as further shown in the attached **Exhibit "I"**. The trail shall be constructed with crushed granite and shall be privately maintained by Declarant or its successor or assign, which is anticipated to be Steele Creek Residential Community, Inc. If the property is to be maintained by a property owners association, the maintenance of the trail will be expressly provided for within the governing documents. Developer intends to construct and complete its portion of the trail concurrently with public improvements for Unit 9 of the Project. Construction plans for the Developer's portion of the trail shall be submitted to the City on or before December 31, 2025. Developer shall start construction of its portion of the trail within ninety (90) days of City approval of the construction plans.

ARTICLE II
OTHER TERMS AND CONDITIONS

2.1 The Witnesseth section beginning of this First Amendment is hereby incorporated by reference as if fully set forth herein. All capitalized terms used but not otherwise defined herein shall have the meanings ascribed to such terms in the Agreement.

2.2 Except as modified by this First Amendment, all other terms and conditions of the Agreement are hereby confirmed, ratified and shall remain unchanged and in full force and effect.

[Signature pages to follow]

EXECUTED in multiple originals and effective as of the First Amendment Effective Date.

DEVELOPER
Continental Homes of Texas, L.P.,
a Texas limited partnership

By: Leslie Ostrander
Name: Leslie Ostrander
Title: Assistant Secretary

CITY OF CIBOLO

By: Wayne Reed
Name: Wayne Reed
Title: City Manager

STATE OF TEXAS §
§
COUNTY OF BEXAR §

This First Amendment to the Steele Creek Public Improvements Agreement was acknowledged before me on the 28 day of April, 2025, by Leslie Ostrander, Asst. Secretary on behalf of Continental Homes of Texas, L.P.

Notary Public, State of Texas

TONI SIMS
Notary Public, State of Texas
Comm. Expires 11-10-2027
Notary ID 128798220

STATE OF TEXAS §
§
COUNTY OF GUADALUPE §

This First Amendment to the Steele Creek Public Improvements Agreement was acknowledged before me on the 2 day of May, 2025, by Wayne Reed, City Manager, City of Cibolo, Texas.

Notary Public, State of Texas

PEGGY CIMICS
Notary ID #11311804
My Commission Expires
August 7, 2026

ATTA `CHMENT "A"
STEELE CREEK SUBDIVISION PUBLIC IMPROVEMENTS AGREEMENT

PUBLIC IMPROVEMENTS AGREEMENT

FOR

STEELE CREEK SUBDIVISION

This Public Improvements Agreement for the Steele Creek Subdivision (the "Agreement") is made and entered into pursuant to Section 212.071 of the Texas Local Government Code by and between the **City of Cibolo, Texas**, a Texas municipal corporation (the "City") and Continental Homes of Texas, L.P., a Texas limited partnership, ("Developer"), City and Developer may hereafter be individually referred to as "Party" or collectively as "Parties."

RECITALS

WHEREAS, Developer is developing a single-family project ("Subdivision") on approximately 411 acres (the "Property") in the City of Cibolo, Texas, located generally between FM 78, FM 1103 and Tolle Road, as further described in the attached **Exhibit "A"**; and

WHEREAS, as described herein, development of the Subdivision shall require Developer to make certain Public Improvements to improve the City's public infrastructure and make certain Impact Fee payments to the City to address the impact the Subdivision shall impose on the City's existing public infrastructure; and

WHEREAS, the Parties agree that the required Public Improvements and Impact Fee assessment imposed on the Subdivision comply with Texas Local Government Code Section 212.904 apportionment requirements, and Texas Local Government Code Chapter 395; and

WHEREAS, the City, as a home rule municipality, is authorized to enter into this Agreement in accordance to its inherent authority as a home rule municipality, Texas Local Government Code Section 212.071, Texas Local Government Code Chapter 395 and such other state law that may be applicable.

WHEREAS, the City and SCHERTZ-CIBOLO-UNIVERSAL CITY INDEPENDENT SCHOOL DISTRICT (hereinafter "District") have entered into an Interlocal Agreement, dated 7/13/2021 (hereinafter "Interlocal Agreement") regarding the District's land dedication for the widening of the Knights Crossing Road and City's agreement to undertake the access and infrastructure improvements described in Article V of the Interlocal Agreement.

NOW THEREFORE in exchange for the mutual promises and covenants provided herein, and other good and valuable consideration, the receipt and legal sufficiency hereby acknowledged, the Parties agree as follows:

Article I. Preamble

1.01 Recitals. The recitals set forth above are declared true and correct by the Parties and are hereby incorporated as part of this Agreement for all purposes.

1.02 The Subdivision. The Property, which shall be improved by the development of the Subdivision, consists of approximately 411 acres in Cibolo, Guadalupe County, Texas.

1.02.1 The Property is described more specifically in **Exhibit "A"**.

1.02.2 The Subdivision is the development of the Property as a mixture of primarily various sized single-family lots with some townhome lots and amenities. The land use plan for the Subdivision is described more specifically in **Exhibit "B"**.

1.03 Zoning. The Property currently has the appropriate zoning designation for the proposed Subdivision.

1.04 Benefits. The Parties acknowledge and agree that pursuant to federal and state law, as well as the Code, Developer is obligated to address the impact the Subdivision shall have on the public infrastructure, services, and resources through the dedication of real property, the construction of improvements to be dedicated to the public, and/or the payment of money. Moreover, the Parties acknowledge and agree that pursuant to Texas Local Government Code Chapter 395, the City has validly adopted Water Impact Fees, Sewer Impact Fees, Transportation Impact Fees, and Parks Impact Fees, which apply to this Subdivision. Consequently, the Parties acknowledge and agree that this Agreement is mutually beneficial for reasons which include, but are not limited to, the following:

1.04.1 Benefit to City. Benefits to the City include the assurance that the impact of the Subdivision on the public infrastructure and resources shall be substantially neutral as the Developer's dedications, public infrastructure improvements and Impact Fee obligations under this Agreement are roughly proportional to the anticipated impact on the public infrastructure and resources.

1.04.2 Benefit to Developer. Benefits to the Developer include the integration of the Subdivision into the City's public infrastructure, including the City's transportation system, water system and sewer system, and future resident's ability to use and enjoy City parks and trailways. Moreover, Developer's obligation to provide the Public Improvements needed for this Subdivision is memorialized in this Agreement in a fair and equitable manner that is consistent with state law and both the Texas and federal constitutions.

Article II. Definitions

In this Agreement the following terms shall be defined as follows:

2.01 Reserved.

2.02 *"Business Day"* shall mean any calendar day except Saturday or Sunday or those days City Council has designated as a City holiday.

2.03 *"City"* shall mean the City of Cibolo, a Texas municipal corporation, Guadalupe County, Texas.

2.04 *"Code"* shall mean the City of Cibolo Code of Municipal Ordinances, including the City's Unified Development Code or UDC, as same may be amended, recodified, or revised.

2.05 *"Developer"* shall mean Continental Homes of Texas, L.P., its grantees, successors and assigns.

2.06 *"Effective Date"* shall have the meaning described in Section 3.01 of this Agreement.

2.07 *"Impact Fee(s)"* shall have the same meaning as in Texas Local Government Code Chapter 395 and the Code.

2.07.01 *"Sewer Impact Fee(s)"* is an Impact Fee charged to a developer to provide its project with wastewater service.

2.07.02 *"Transportation Impact Fee(s)"* is an Impact Fee charged to a developer based on a project's impact on the City's transportation infrastructure.

2.07.03 *"Water Impact Fee(s)"* is an Impact Fee charged to a developer to provide its project with water service.

2.07.04 *"Drainage Impact Fee(s)"* is an Impact Fee charged to a developer to account for a project's impact to the City's drainage system.

2.08 *"Lot(s)"* shall mean a parcel of land located within the Subdivision, which is legally created in accordance with Texas Local Government Code Chapter 212 and the Code.

2.09 *"Offsite Public Improvements"* shall mean such improvements, including streets, and fencing to be dedicated to City and/or the District for maintenance and use, as further described in **Exhibit "G"**.

2.10 *"Project"* shall mean the construction of the Public Improvements by Developer.

2.11 *"Property"* shall mean the real property described in **Exhibit "A"**, upon which the majority of the Project, authorized by this Agreement, shall be constructed.

2.12 *"Public Improvements"* shall mean such improvements, including infrastructure improvements, which are intended to be dedicated to the City for maintenance and use, as further described in **Exhibit "B"**.

2.13 *"Regulation"* shall mean the Code and such other City ordinances, state statutes and federal laws which may have jurisdiction over the referenced subject matter.

2.14 *"Subdivision"* shall mean the development of the Property as a housing development, as further described herein. The Subdivision is generally described in the attached **Exhibit "B"**.

2.15 *"Unit(s)"* shall mean the individual or collective, as appropriately used in context of the statement, development and construction phases of the Project and Subdivision.

2.16 *"Vested Rights"* means the right to avoid the effect of a provision of the Code that becomes effective after the Effective Date. Such rights may be derived by statute such as Texas Local Government Code Section 42.002, Chapter 245, or common law. Regarding the Subdivision or Project, unless specifically enumerated herein, this Agreement is not to be construed as a permit for the purposes of Texas Local Government Code Chapter 245.

Article III. Effective Date and Term

3.01 Effective Date. This Agreement shall be executed by the City Manager after approval by the City Council and execution by Developer's authorized representative and shall be immediately effective as of the date of the City Manager's execution ("Effective Date"). As of the Effective Date, Developer does not have possession and title to the entirety of the Property, and, in the event Developer does not acquire title and possession to the entirety of the Property within four (4) years, this Agreement shall become void and neither Party shall have any further obligation hereunder.

3.02. Term. The Term of this Agreement shall be fifteen (15) years from the Effective Date ("Term"). In the event Developer fails to complete construction and obtain final completion and acceptance of the Project within fifteen (15) years from the Effective Date, then in such event this Agreement shall immediately expire without the necessity of further action of either Party, and neither Party shall have any further obligation under this Agreement.

Article IV. Impact Fees and Public Improvements

4.01 Phasing. As more specifically described in **Exhibit "C"**, the Public Improvements shall be constructed in phases contemporaneously with the development of certain Units as follows:

a) Phase I of the Public Improvements shall be constructed during the development of Unit 2 of the Subdivision and shall include: 1) an arterial street; 2) an FM 1103 right turn lane; and 3) a 16" water main.

b) Phase II of the Public Improvements shall be constructed during the development of Unit 1 of the Subdivision and shall include: 1) an arterial street; 2) a collector street; 3) a 16" water main; and 4) a 12" water main.

c) Phase III of the Public Improvements shall be constructed during the development of Unit 3A of the Subdivision and shall include: 1) a collector street; 2) a 12" water main; and 3) the first phase of a sewer line at FM 78 and the railroad tracks as identified on **Exhibit "C"**.

d) Phase IV of the Public Improvement shall be constructed during the development of Unit 5 and shall include: 1) a collector street; 2) a traffic signal on FM 1103; and 3) a 12" water main.

e) Phase V of the Public Improvements shall be constructed during the development of Unit 6 and shall include: 1) a collector street; and 2) a 12" water main.

4.02 Prepayment of Transportation Impact Fees. On or before Developer's receipt of a building permit for the 200th Lot within the Subdivision, Developer shall have paid to the City a total of ONE MILLION DOLLARS ($1,000,000.00) in Transportation Impact Fees which shall be dedicated to the construction of improvements of Tolle Road by the City ("Tolle Road Contribution"). The Tolle Road Contribution shall include any Transportation Impact Fees paid for Lots developed by the Developer up to and including the 200th Lot, as well as an additional payment to the City in the form of a prepayment of

future Transportation Impact Fees or engineering design fees for Tolle Road. Any prepaid Impact Fees shall be Impact Fee Credits that may be used at any time during the development of the Subdivision after such prepayment.

4.03 Tolle Road Improvements. The City shall initiate construction of improvements to Tolle Road as described in the attached **Exhibit "D"** after receipt of the Tolle Road Contribution from the Developer and shall complete such construction on or before August 31, 2022.

4.04 Prepayment of Drainage Impact Fees. On or before Developer's receipt of a building permit for the 200th Lot within the Subdivision, Developer shall have paid to the City a total of TWO HUNDRED THOUSAND DOLLARS ($200,000.00) in Drainage Impact Fees ("Drainage Contribution"). The Drainage Contribution shall include any Drainage Impact Fees paid for Lots developed by the Developer up to and including the 200th Lot, as well as an additional payment to the City in the form of a prepayment of future Drainage Impact Fees. Any prepaid Impact Fees shall be Impact Fee Credits that may used at any time during the development of the Subdivision after such prepayment.

4.05 Traffic Signal. On or before final City's preliminary acceptance of the Unit 5 infrastructure, Developer shall conduct, or cause to be conducted, a traffic signal warrant study for the intersection of FM 1103 and Knights Crossing ("Traffic Study"), provided that the Traffic Study has not already been completed by the City. If the Traffic Study warrants the construction of a traffic signal at this intersection, and the Traffic Study has been reviewed and approved by the City and the Texas Department of Transportation, Developer agrees to begin construction of the traffic signal. At the time the traffic signal is to be constructed, the Developer, the City of Cibolo, and the District, along with the developer of the Buffalo Crossing 2 Subdivision (as further described in City Ordinance Number _____) will enter into a separate development and construction agreement, which will outline the terms for payment of the traffic signal and the timing for construction of the traffic signal. Developer's financial contribution to the traffic signal shall be no more than one-quarter (1/4) of the cost of the signal. The Developer shall receive Transportation Impact Fee credits for the Developer's share of the design and construction cost of the traffic signal.

4.06 Reserved.

4.07 FM 78 Sanitary Sewer Improvements. The Developer shall construct the sanitary sewer improvements as described in the attached **Exhibit "F"**. The Developer shall receive Sewer Impact Fee credits for the improvements that are "over and beyond" improvements required for the development.

4.08 Offsite Public Improvements. As more specifically described in **Exhibit "G"**, and the Interlocal Agreement which in incorporated by reference herein for all purposes, the Offsite Public Improvements shall be constructed contemporaneously with the Public Improvements and development of certain Units as follows, and Developer agrees to be bound to the City in the same manner City is bound to the District in the Interlocal Agreement for the construction of improvements as listed below:

a) In connection with its construction of Unit 3B, Developer at its sole expense, shall demolish, or cause to be demolished, the portion of the current road that connects FM

1103 to Steele High School Perimeter Road ("Steele Perimeter Road") and runs parallel to Knights Crossing, as marked on **Exhibit "G"** as (1).

b) Developer shall construct, or cause to be constructed, within eighteen (18) months following the later of 1) the Effective Date; or 2) the District's dedication of the Knights Crossing right-of-way, as further shown on **Exhibit "G"**, the following:

1. A roadway connection between the north end of the Steele Perimeter Road and Knights Crossing, connecting the two roads, that matches the current condition and pavement section of the existing Steele Perimeter Road (marked on **Exhibit "G"** as (2)).
2. Remove the current fencing along the northwest portion of the Steele Perimeter Road (from the length of Steele Perimeter Road beginning at the new entrance lane to the South Bus Drive) that runs parallel to Knights Crossing and move and replace the fencing back approximately 13 feet, as marked on **Exhibit "G"** as (3). Developer will move the existing fencing away from where Knight Crossing is being constructed and closer to Steele Perimeter Road, and add additional fencing, of the same or substantially the same kind and quality, as necessary to maintain access and security control to the high school campus.
3. Demolish the portion of the current road segment that connects the South Bus Drive on the southwest corner of the Steele Perimeter Road to the western portion of the Steele Perimeter Road, as marked on **Exhibit "G"** at (4).
4. Construct a maintenance driveway connection between the south end of the Steele Perimeter Road and the southwest end of Steele Perimeter Road that matches the current condition and pavement section of the existing Steele Perimeter Road, as marked on **Exhibit "G"** as (5).
5. Construct a roadway connection between Knights Crossing Segment and the South Bus Drive on the southern portion of the Steele Perimeter Road, connecting Knights Crossing Segment with the southern portion of Steele Perimeter Road, that matches the current condition and pavement section of the existing Steele Perimeter Road, as marked on **Exhibit "G"** as (6).
6. Install fencing between the lower south and southwest portion of Steele Perimeter Road of the same or substantially the same kind and quality as marked on **Exhibit "G"** as (7).
7. Design and construction of the Knights Crossing Road construction and improvements and the road construction, fencing, and obligations set out herein.
8. Developer shall provide City periodic updates concerning the design and construction of the Knights Crossing and its progress on its obligations herein.

c) Developer shall be solely responsible for the haul-off and disposal of any material or spoils from the Offsite Public Improvements; and shall leave the offsite right of way and easement clean and clear of debris.

d) City agrees to acquire the offsite right of way and roadway easement from the District for expansion of Knights Crossing.

e) Prior to completion of the Offsite Public Improvements, City (at its sole discretion) may assign its rights and any warranties associated with the Offsite Public Improvements, in whole or in part, to the District. In such an event the District will have the right to inspect and accept dedication of the Offsite Public Improvements located on the District's property.

Article V. Developer's Performance and Obligations

Developer hereby agrees to be bound by, and perform, each obligation that follows:

5.01 The Subdivision. The Subdivision shall be laid out, installed and constructed in substantial compliance with the land use study for the Subdivision as approved by the City, and all rules, regulations and ordinances of the City including, but not limited to, the City's Code and UDC in effect at the time of approval of the land use study. Developer may submit to City staff, the City's Planning and Zoning Commission, or City Council, as deemed appropriate, one or more variances from the Code and/or UDC during the platting review and approval process. The reviewing City department, Board, or City Council may grant or deny any such variance requests that are found in its discretion to be appropriate.

5.02 The Project. The Project consists of the water, sewer, transportation, and park improvements, as further described in Exhibit "B", and which shall be required to serve the Subdivision, including the Lots and Units. Except as otherwise provided in this Agreement, Developer, at its sole costs and expense shall cause the Project to be constructed in accordance with the Regulations.

5.03 Impact Fees. Except as otherwise provided in this Agreement (including any prepayments), Developer shall pay, at platting or building permit phase, the required Impact Fees for the Subdivision or a portion of the Subdivision.

5.04 The Engineer. Developer shall engage a qualified civil engineering firm to serve as the Engineer for the design and construction oversight of the Subdivision and Project. The Engineer will prepare the design, construction plans and specifications, and supporting documentation for the Project, which shall be reviewed by the City Engineer for compliance with the City's Regulations. The Engineer shall certify Project costs and payments of Project costs as necessary for the purposes of this Agreement.

Article VI. Covenants and Duties

6.01 Developer's Covenants and Duties.

6.01.1 Performance. Developer covenants, warrants and agrees to timely and fully perform the obligations and duties contained in this Agreement.

6.01.2 False Statements. Developer covenants, warrants and agrees to not make any false or substantially misleading statements in the performance of its obligations and duties contained in this Agreement.

6.01.3 Good Standing. Developer covenants, warrants and agrees it is authorized to do business and is in good standing in the State of Texas and shall remain in good standing in the State of Texas and the United States of America and shall remain so during any term of this Agreement.

6.01.4 Approval. Developer covenants, warrants and agrees that the execution of this Agreement has been duly authorized by Developer's corporate governing body, and the individual signing this Agreement is empowered to execute such agreement and bind the entity. Said authorization, signing, and binding effect is not in contravention of any law, rule, regulation, or of the provisions of Developer's by-laws, or of any agreement or instrument to which Developer is a Party to or by which it may be bound.

6.01.5 Insolvency. Developer covenants, warrants and agrees that it is not a Party to any bankruptcy proceedings currently pending or contemplated, and Developer has not been informed of any potential involuntary bankruptcy proceedings.

6.01.6 Authorization. Developer covenants, warrants and agrees that to its current actual knowledge Developer has acquired and maintained all necessary rights, licenses, permits, and authority to carry on its business in the City and will continue to use its best efforts to maintain all necessary rights, licenses, permits, and authority.

6.01.7 Funding. Unless provided otherwise in this Agreement, Developer covenants, warrants and agrees to complete, or cause to be completed, the Project and Subdivision at its sole cost and expense.

6.01.8 Permits. Developer covenants, warrants and agrees to obtain or cause to be obtained, all necessary permits and approvals from City and/or all other governmental agencies having jurisdiction over the Project and Subdivision.

6.01.9 Dedications. Developer covenants, warrants and agrees no property with a lien still attached shall be offered to City for dedication.

6.01.10 Utilities and Taxes. Developer covenants, warrants and agrees to timely pay, or cause to be paid: (i) monthly rates and charges for all utilities (such as water, electricity, and sewer services) used by Developer; and (ii) personal and ad valorem taxes, for all areas of the Property while owned by Developer.

6.01.11 Documents. At the City Manager's written request, Developer agrees to timely provide to him or her all documents, invoices, and other records that are not deemed confidential and are related to this Agreement. Any such request shall be reasonable and for the explicit purpose of ensuring compliance with the terms and conditions of this Agreement.

6.01.12 Undocumented Workers. In accordance with Texas Government Code Section 2264.051, Developer certifies that it, and all branches, divisions, or departments of Developer, will not knowingly employ an undocumented worker (as defined by Texas Government Code Section 2264.051) in the construction of the Project or Subdivision.

6.02 City's Covenants and Duties.

6.02.1 City covenants, warrants and agrees to timely and fully perform the obligations and duties contained in this Agreement.

6.02.2 False Statements. City covenants, warrants and agrees to not make any false or substantially misleading statements in the performance of its obligations and duties contained in this Agreement.

6.02.3 Good Standing. City covenants, warrants and agrees that it is a home rule Texas municipality and body politic of the State of Texas and shall remain so during any term of this Agreement.

6.02.4 Approval. City covenants, warrants and agrees that the execution of this Agreement has been duly authorized by City's elected City Council, and the individual signing this Agreement is empowered to execute such agreement and bind the entity; and that, to the best of the City's knowledge, said authorization, signing, and binding effect is not in contravention of any law, rule, regulation, or of the provisions of City's charter, or of any agreement or instrument to which City is a Party to or by which it may be bound.

VII. Assignment of Commitments and Obligations

7.01 Assignment. Except as stated below, Developer shall have the right to assign all of their rights, duties, and obligations under this Agreement for all or some of the Property to a duly qualified third party with prior written approval of the City. An assignee shall assume all of the obligations and responsibilities, as well as receive the benefits, of the Developer assigning the Agreement with respect to the portion of the Property to which the assignment relates.

Developer, upon assignment, shall be relieved of all obligations and responsibilities relating to the Agreement with respect to which the assignment is made, provided Developer delivers to the City 1) an agreement between itself and the assignee documenting the assignment and assignee's agreement to perform such responsibilities and obligations; and 2) documentation of the assignee's financial capacity to fulfill the obligations of this Agreement, such as a letter from a financial institution.

Article VIII. Default

8.01 Default. Subject to the Right to Cure in Section 8.02, a Party shall be in default for a substantial breach of any covenant contained in this Agreement.

8.02 Right to Cure. No Party shall be deemed to be in default, hereunder until the passage of sixty (60) business days after receipt by such Party of notice of such default from the other Party ("Cure Period"). Upon the passage of the Cure Period, and failure to cure the applicable default, such Party shall be deemed to be in default of this Agreement.

Article IX. Termination

9.01 This Agreement may be terminated under any of the circumstances, which follows:

a) Expiration of its Term; or

b) Mutual written agreement of the Parties; or

c) The termination of the Interlocal Agreement as a result of Developer not fulfilling its obligation to construct the public improvements required in Section 4.08 herein; or

d) Default after notice and expiration of the Cure Period - In the event that this Agreement is terminated as a result of an act of Default, the City shall be under no further obligation to perform, and the remainder of the development of the Property/Subdivision shall be required to comply with the requirements of the Code and/or UDC at the time of such breach.

Article X. Miscellaneous

The following miscellaneous provisions are made part of this Agreement:

10.01 Additional Instruments. City and Developer agree and covenant to cooperate, negotiate in good faith, and to execute such other and further instruments and documents as may be reasonably required to fulfill the public purposes provided for and included within this Agreement.

10.02 Amendments. This Agreement constitutes the entire understanding and agreement of the Parties as to the matters set forth in this Agreement. No alteration of or amendment to this Agreement shall be effective unless given in writing and signed by the Party or Parties sought to be charged or bound by the alteration or amendment.

10.03 Applicable Law and Venue. This Agreement shall be governed by and construed in accordance with the laws of the State of Texas, and all obligations of the Parties created hereunder are performable in Guadalupe County, Texas. Venue for any action arising under this Agreement shall lie in a court of competent jurisdiction in said County.

10.04 Binding Obligation. This Agreement shall become a binding obligation on the Parties, their successors and assigns upon execution by all signatories hereto.

10.05 Counterparts. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original and all of which shall constitute one and the same document.

10.06 Construction. The Parties acknowledge that the Parties and their counsel have reviewed and revised the Agreement and that the normal rule of construction to the effect that any ambiguities are to be resolved against the drafting Party shall not be employed in the interpretation of the Agreement.

10.07 Enforcement. The authorization of the City Manager shall be sufficient for the City Attorney or his or her designee to enforce all legal rights and obligations under this Agreement without further authorization. Developer shall provide to the City Attorney all documents and records that the City Attorney reasonably requests to assist in determining Developer's compliance with this Agreement.

10.08 Entire Agreement. This Agreement constitutes the entire agreement between the Parties with respect to the subject matter covered in this Agreement. There is no other collateral oral or written agreement between the Parties that, in any manner, relates to the subject matter of this Agreement, except as provided for in any exhibits attached hereto or duly approved amendments to this Agreement.

10.09 Exhibits. All exhibits referenced in this Agreement are adopted herein by such reference for all purposes.

10.10 Force Majeure. It is expressly understood and agreed by the Parties to this Agreement that if the performance of any obligations hereunder is delayed by reason of war, civil commotion, acts of God, inclement weather, fire or other casualty, or court injunction, inability to obtain labor or materials or reasonable substitutes therefore, governmental restrictions, governmental regulations, governmental controls, governmental action, delay in issuance of permits or approvals (including, without limitation, fire marshal approvals), enemy or hostile governmental action, civil commotion, fire or other casualty, and other causes beyond the reasonable control of the obligated Party and delays caused by the other Party, the Party so obligated or permitted shall be excused from doing or performing the same during such period of delay, so that the time period applicable to such obligation or requirement shall be extended for a period of time equal to the period such Party was delayed.

10.11 Gender. The gender of the wording throughout this Agreement shall always be interpreted to mean either sex, and where the context requires, the plural of any word shall include the singular.

10.12 Governmental Records. All invoices, records and other documents required for submission to the City pursuant to the terms of this Agreement are Governmental Records for the purposes of Texas Penal Code Section 37.10.

10.13 Immunities and Defenses.

10.13.1 By entering into this Agreement, the Parties do not waive, and shall not be deemed to have waived, any rights, immunities, or defenses either may have, including the defense of Parties, and nothing contained herein shall ever be construed as a waiver of sovereign, statutory or official immunity by the City with such rights being expressly reserved to the fullest extent authorized by law and to the same extent which existed prior to the execution hereof.

10.13.2 No employee of City, or any councilmember or agent of City, shall be personally responsible for any liability arising under or growing out of this Agreement.

10.14 Mutual Assistance. City and Developer will do all things reasonably necessary or appropriate to carry out the terms and provisions of this Agreement and to aid and assist each other in carrying out such terms and provisions.

10.15 Notices. Any notice, statement and/or communication required and/or permitted to be delivered hereunder shall be in writing and shall be mailed by first-class mail, postage prepaid, or delivered by hand, by messenger, by facsimile, or by reputable overnight carrier, and shall be deemed delivered when received at the addresses of the Parties set forth below, or at such other address furnished in writing to the other Parties thereto.

Any notice mailed to the City shall be addressed:

City of Cibolo
Attn: Wayne Reed, City Manager
200 South Main Street
Cibolo, Texas 78108
Telephone: (210) 658-9900
Facsimile: (210) 658-1687

With a copy to:

Davidson Troilo Ream & Garza
Attn: Frank Garza, Cibolo City Attorney
601 NW Loop 410, Suite 100
San Antonio, Texas 78216
210-349-6484

Any notice mailed to the Developer shall be addressed:

Continental Homes of Texas
c/o DR Horton
Attn: Leslie Ostrander, Vice President of Land
5419 North Loop 1604East
San Antonio, Texas 78247

With a copy to:

Killen, Griffin & Farrimond, PLLC
Attn: Ashley Farrimond
100 NE Loop 410, Suite 650
San Antonio, Texas 78216

10.16 Ordinance Applicability. The Parties acknowledge and agree that this Agreement shall confer no Vested Rights on the Subdivision or Project unless specifically enumerated herein and that this Agreement is not to be construed as a permit for the purposes of Texas Local Government Code Chapter 245; and Developer agrees that any permit rights under said Chapter, which may be so derived directly from this Agreement are hereby expressly waived and repudiated. This Agreement shall confer no vested rights on the Project unless specifically enumerated herein.

10.17 Severability. In the event any provision of this Agreement is illegal, invalid, or unenforceable under the present or future laws, then, and in that event, it is the intention of the Parties hereto that the remainder of this Agreement shall not be affected thereby, and it is also the intention of the Parties to this Agreement that in lieu of each clause or provision that is found to be illegal, invalid, or unenforceable a provision be added to this Agreement which is legal, valid and enforceability and is a similar in terms as possible to the provision found to be illegal, invalid or unenforceable.

10.18 Recordation. The City shall have the right to record an affidavit memorializing the terms, conditions and execution of this Agreement.

10.19 Survival of Covenants. Any of the representations, warranties, covenants, and obligations of the Parties, as well as any rights and benefits of the Parties, pertaining to a period of time following the termination of this Agreement shall survive termination.

10.20 Time of the Essence. The Parties acknowledge and agree that time is of the essence in the performance of this Agreement.

10.21 Development Agreement Fee: In accordance with the City of Cibolo's 2020 Fee Schedule, Ordinance 1316, (October 2020), Developer shall pay a Public Improvement Agreement Fee, the lessor of Fifteen Hundred dollars plus One Hundred dollars per acre ($1,500 + $100/acre), or Four Thousand dollars ($4,000.00.) In addition, Developer shall reimburse the City reasonable Legal Fees incurred by the City Attorney, related to the preparation of this Public Improvement Agreement.

Remainder of this page intentionally left blank. Signatures follow on the next page.

EXECUTED in multiple originals and effective as of the Effective Date.

DEVELOPER

Continental Homes of Texas, L.P.,
a Texas limited partnership

Leslie Ostrander

By: _____
Name: Leslie Ostrander
Title: Assistant Secretary

CITY OF CIBOLO

By: Wayne Reed
Wayne Reed, City Manager

STATE OF TEXAS §
§
COUNTY OF BEXAR §

This Public Improvements Agreement was acknowledged before me on the 8 day of July 2022, ~~2021~~, by Leslie Ortregon, Asst Sec on behalf of said _____.

ROBERT ORTEGON, JR.
Notary Public, State of Texas
Comm. Expires 04-09-2023
Notary ID 124405152

Notary Public, State of Texas

STATE OF TEXAS §
§
COUNTY OF GUADALUPE §

This Public Improvements Agreement was acknowledged before me on the 12 day of July, ~~2021~~ 2022, by Wayne Reed, City Manager of the City of Cibolo, Texas, on behalf of said City.

PEGGY CIMICS
NOTARY PUBLIC
STATE OF TEXAS
ID# 11311804
EXPIRES 8-7-2022

Notary Public, State of Texas

EXHIBITS

Exhibit A	The Property
Exhibit B	The Subdivision
Exhibit C	Public Improvements
Exhibit D	Tolle Road Improvements
Exhibit E	RESERVED
Exhibit F	Sanitary Sewer Improvements
Exhibit G	Offsite Public Improvements

EXHIBIT A
The Property

Exhibit "A"

LEGAL DESCRIPTION
411.526 ACRES OF LAND

411.526 acres of land located in the Jeronimo Leal Survey, Number 85, Abstract No. 210 and the David Miller Survey No. 87, Abstract No. 226, Guadalupe County Texas and being all of that certain called 85.592 acres of land conveyed to 258 Steele Creek Investments, LLC, as described in Document No, 201899019519, Official Public Records of Guadalupe County, Texas; all of that certain called 65.801 acres of land conveyed to 258 Steele Creek Investments, LLC, as described in Document No. 201899019524, Official Public Records of Guadalupe County, Texas; a portion of that certain called 311.08 acres of land conveyed to 258 Steele Creek Investments, LLC, as described in Document No. 201899019518, Official Public Records of Guadalupe County, Texas and a portion of that certain called 171.390 acres of land conveyed to Continental Homes of Texas, L.P., as described in Document No. 201899019527, Official Public Records of Guadalupe County, Texas; said 411.526 acres being more particularly described as follows:

BEGINNING, at a found 6 inch fence post located in the southwesterly right of way line of Tolle Road (A.K.A. County Road No. 373) and marking the most northerly corner of the said 85.592 acres of land;

THENCE, South 30deg 16' 38" East, along the southwesterly right of way line of Tolle Road, a distance of 1,087.20 feet, to a found 6 inch fence post marking the most easterly corner of the said 85.592 acres;

THENCE, along the southeasterly line of the said 85.592 acre tract, the following courses:

South 59deg 29' 07" West, a distance of 1,151.46 feet, to a found ½ inch iron rod with "CUDE" cap;
South 59deg 36' 07" West, a distance of 686.04 feet, to a found ½ inch iron rod;
South 59deg 19' 16" West, a distance of 375.50 feet, to a found 1 inch iron pipe;
South 59deg 16' 52" West, a distance of 155.31 feet, to a found ½ inch iron rod;
South 59deg 29' 02" West, a distance of 193.94 feet, to a found ½ inch iron rod with "CUDE" cap;
South 59deg 32' 02" West, a distance of 856.37 feet, to a found ½ inch iron rod located in the northeasterly line of the said 65.801 acres and marking the most southerly corner of the said 85.592 acre tract;

THENCE, South 30deg 23' 02" East, along the northeasterly line of the said 65.801 acre tract, a distance of 822.87 feet, to a found ½ inch iron rod with "CUDE" cap located in the northerly line of the Union Pacific Railroad;

THENCE, South 84deg 16' 28" West, along the northerly line of the said Union Pacific Railroad, a distance of 2,150.05 feet, to a found 5/8 inch iron rod marking the southwesterly corner of the said 65.801 acres

THENCE, North 31deg 00' 24" West, along the southwesterly line of the said 65.801 acres, a distance of 718.13 feet, to a found ½ inch iron rod marking an interior corner of the said 311.08 acres;

THENCE, South 59deg 12' 43" West, along a southeasterly line of the said 311.08 acres, a distance of 1,532.67 feet, to a found ½ inch iron rod with orange cap stamped "KSC RPLS 5960";

THENCE, North 30deg 47' 17" West, crossing the said 311.08 acres and the said 171.390 acres, a distance of 2,717.87 feet, to a found ½ inch iron rod with "CUDE" cap located in the northwesterly line of the said 171.390 acres tract;

THENCE, along the northwesterly line of the said 171.390 acre tract, the following courses:

North 59deg 03' 35" East, a distance of 116.02 feet, to a found 5/8" iron rod;
North 58deg 59' 43" East, a distance of 1,190.45 feet, to a found 1/2" iron rod;
North 59deg 24' 33" East, a distance of 392.39 feet, to a found 1/2" iron rod with a yellow cap stamped "DRE";
North 59deg 23' 27" East, a distance of 949.98 feet, to a found 5/8" iron rod;
North 59deg 30' 46" East, a distance of 200.00 feet, to a found ½" iron rod;
North 30deg 25' 31" West, at a distance 1,594.39 feet, to a found ½" iron rod located in the southeasterly right of way line of F.M. Highway 1103 (right of way varies);

THENCE, North 59deg 20' 41" East, along the southeasterly right of way line of F.M. Highway 1103, a distance of 60.00 feet, to a found ½" iron rod with red cap stamped "CEC" set in concrete;

THENCE, continuing along the northwesterly line of the said 171.390 acres, the following courses:

South 30deg 25' 31" East, a distance of 1,594.60 feet, to a found ½" iron rod with red cap stamped "MW CUDE";
North 59deg 14' 07" East, a distance of 1,546.70 feet, to a found ½" iron rod with an orange cap stamped "KSC RPLS 5960" marking the most easterly northerly corner of the said 171.390 acres;

THENCE, along the northeasterly line of the said 171.390 acres and the northeasterly line of the said 311.08 acres, the following courses:

South 29deg 47' 10" East, a distance of 688.47 feet, to a found 1 1/4" iron pipe by an old cedar fence post;
South 30deg 20' 06" East, a distance of 435.09 feet, to a found 1" iron pipe by a fence post;
South 30deg 33' 06" East, a distance of 328.67 feet, to a set ½" iron rod with "CUDE" cap;
South 30deg 16' 30" East, a distance of 592.20 feet, to a found ½" iron rod by a fence post;
South 30deg 04' 22" East, a distance of 390.55 feet, to a found ½" iron rod set in a 3" diameter concrete footing located in the northwesterly line of the said 85.592 acre tract;

THENCE, along the northwesterly line of the said 85.592 aces, the following courses:

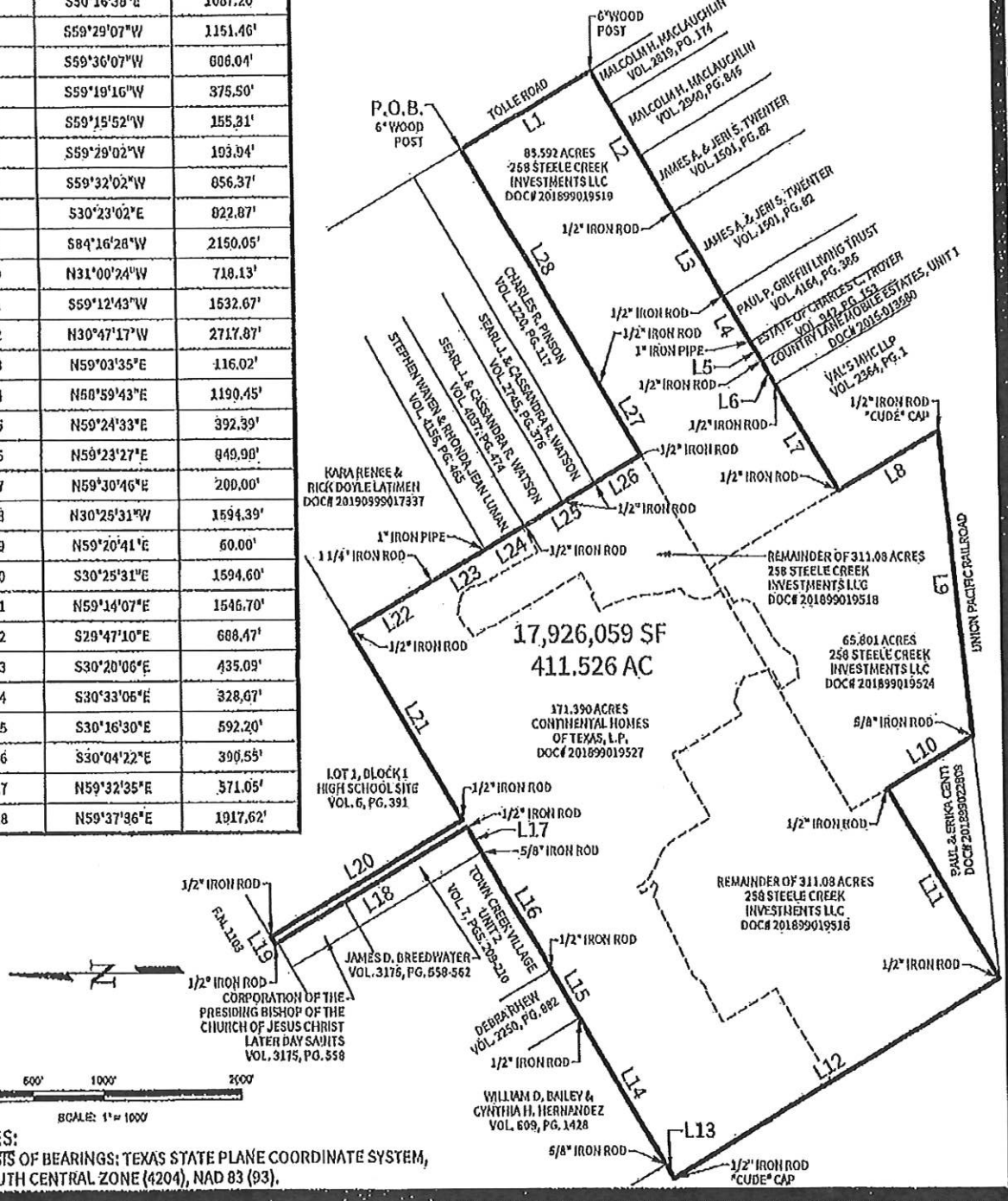
North 59deg 32' 35" East, a distance of 571.05 feet, to a found ½ inch iron rod;
North 59deg 37' 36" East, a distance of 1,917.62 feet, to the **POINT OF BEGINNING** and containing 411.526 acres of land, more or less.

Notes: Basis of Bearings is the Texas State Plane Coordinate System, South Central Zone (4204), NAD 83 (93).

James W Russell 4/22/20

James W. Russell
Registered Professional Land Surveyor No. 4230
Cude Engineers
4122 Pond Hill Road, Suite 101
San Antonio, Texas 78231
TBPELS Firm No. 10048500
TBPE Firm No. 455

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S30°16'38"E	1087.20'
L2	S59°29'07"W	1151.46'
L3	S59°36'07"W	606.04'
L4	S59°19'16"W	375.50'
L5	S59°15'52"W	155.31'
L6	S59°29'02"W	193.94'
L7	S59°32'02"W	656.37'
L8	S30°23'02"E	822.87'
L9	S84°16'28"W	2150.05'
L10	N31°00'24"W	718.13'
L11	S59°12'43"W	1532.67'
L12	N30°47'17"W	2717.87'
L13	N59°03'35"E	116.02'
L14	N60°59'43"E	1190.45'
L15	N59°24'33"E	392.39'
L16	N59°23'27"E	949.90'
L17	N59°30'46"E	200.00'
L18	N30°25'31"W	1594.39'
L19	N59°20'41"E	60.00'
L20	S30°25'31"E	1594.60'
L21	N59°14'07"E	1546.70'
L22	S29°47'10"E	688.47'
L23	S30°20'06"E	435.09'
L24	S30°33'06"E	328.67'
L25	S30°16'30"E	592.20'
L26	S30°04'22"E	390.55'
L27	N59°32'35"E	571.05'
L28	N59°37'36"E	1917.62'



NOTES:
1. BASIS OF BEARINGS: TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204), NAD 83 (93).

CUDE ENGINEERS
4122 POND HILL RD. • SUITE 101
SAN ANTONIO, TEXAS 78231
TEL 210.681.2951 • FAX 210.523.7112
WWW.CUDEENGINEERS.COM
TBPE FIRM #455
TBPLS FIRM #10048500

411.526 ACRES OF LAND LOCATED IN THE JERONIMO LEAL SURVEY, NUMBER 85, ABSTRACT NO. 210 AND THE DAVID MILLER SURVEY NO. 87, ABSTRACT NO. 226, GUADALUPE COUNTY TEXAS AND BEING ALL OF THAT CERTAIN CALLED 85.592 ACRES OF LAND CONVEYED TO 258 STEELE CREEK INVESTMENTS, LLC, AS DESCRIBED IN DOCUMENT NO. 201899019519, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS; ALL OF THAT CERTAIN CALLED 65.801 ACRES OF LAND CONVEYED TO 258 STEELE CREEK INVESTMENTS, LLC, AS DESCRIBED IN DOCUMENT NO. 201899019524, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS; A PORTION OF THAT CERTAIN CALLED 311.08 ACRES OF LAND CONVEYED TO 258 STEELE CREEK INVESTMENTS, LLC, AS DESCRIBED IN DOCUMENT NO. 201899019518, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS AND A PORTION OF THAT CERTAIN CALLED 171.390 ACRES OF LAND CONVEYED TO CONTINENTAL HOMES OF TEXAS, L.P., AS DESCRIBED IN DOCUMENT NO. 201A99019527, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS.

DATE: APRIL 22, 2020 JOB NO. 02907.300

REPRODUCTION OF THE ORIGINAL SIGNED AND SEALED PLAN AND/OR ELECTRONIC MEDIA MAY HAVE BEEN INADVERTENTLY ALTERED. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE SCALE OF THE DOCUMENT AND CONTACTING CUDE ENGINEERS TO VERIFY DISCREPANCIES PRIOR TO CONSTRUCTION.

EXHIBIT B
The Subdivision

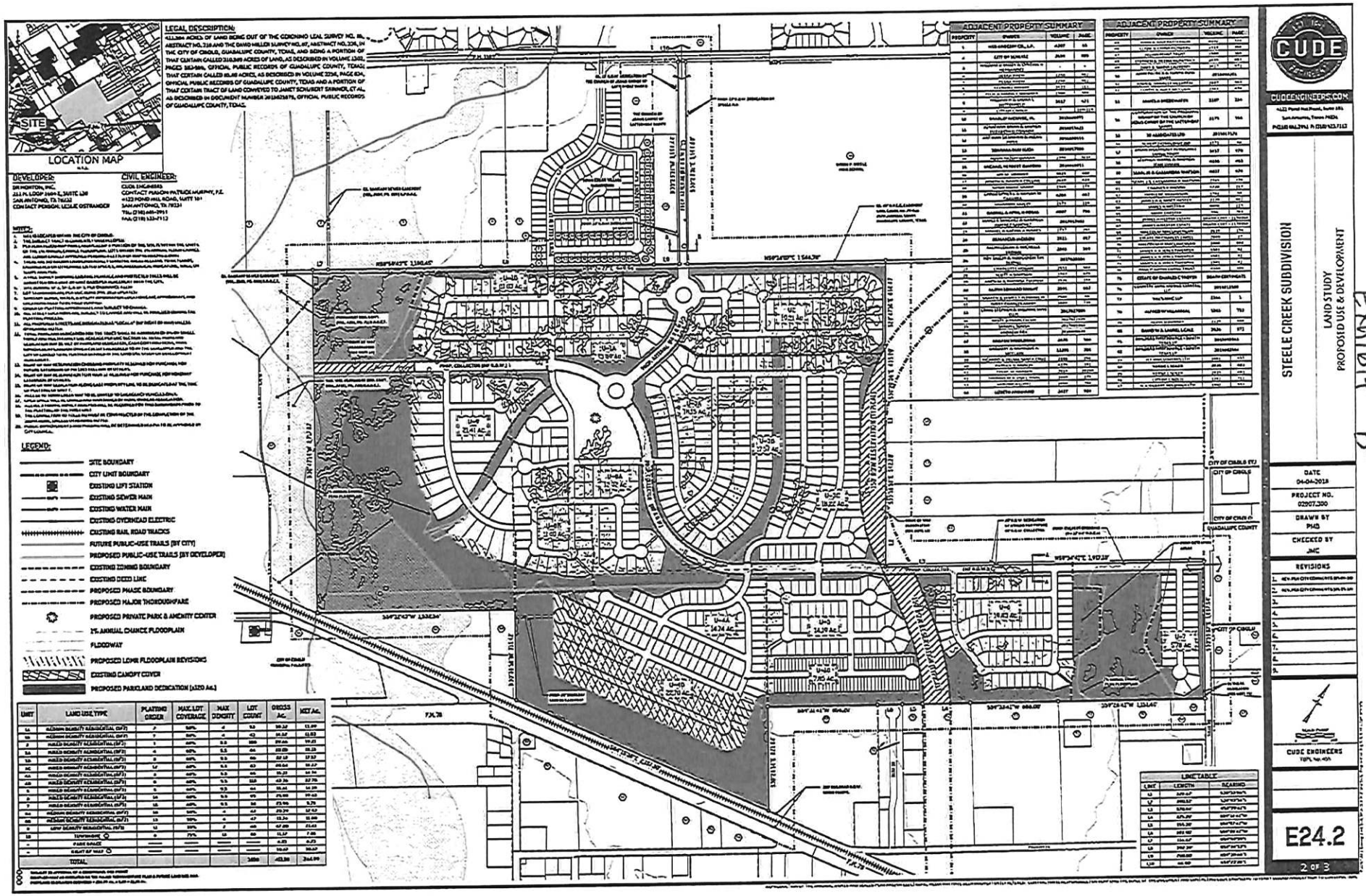
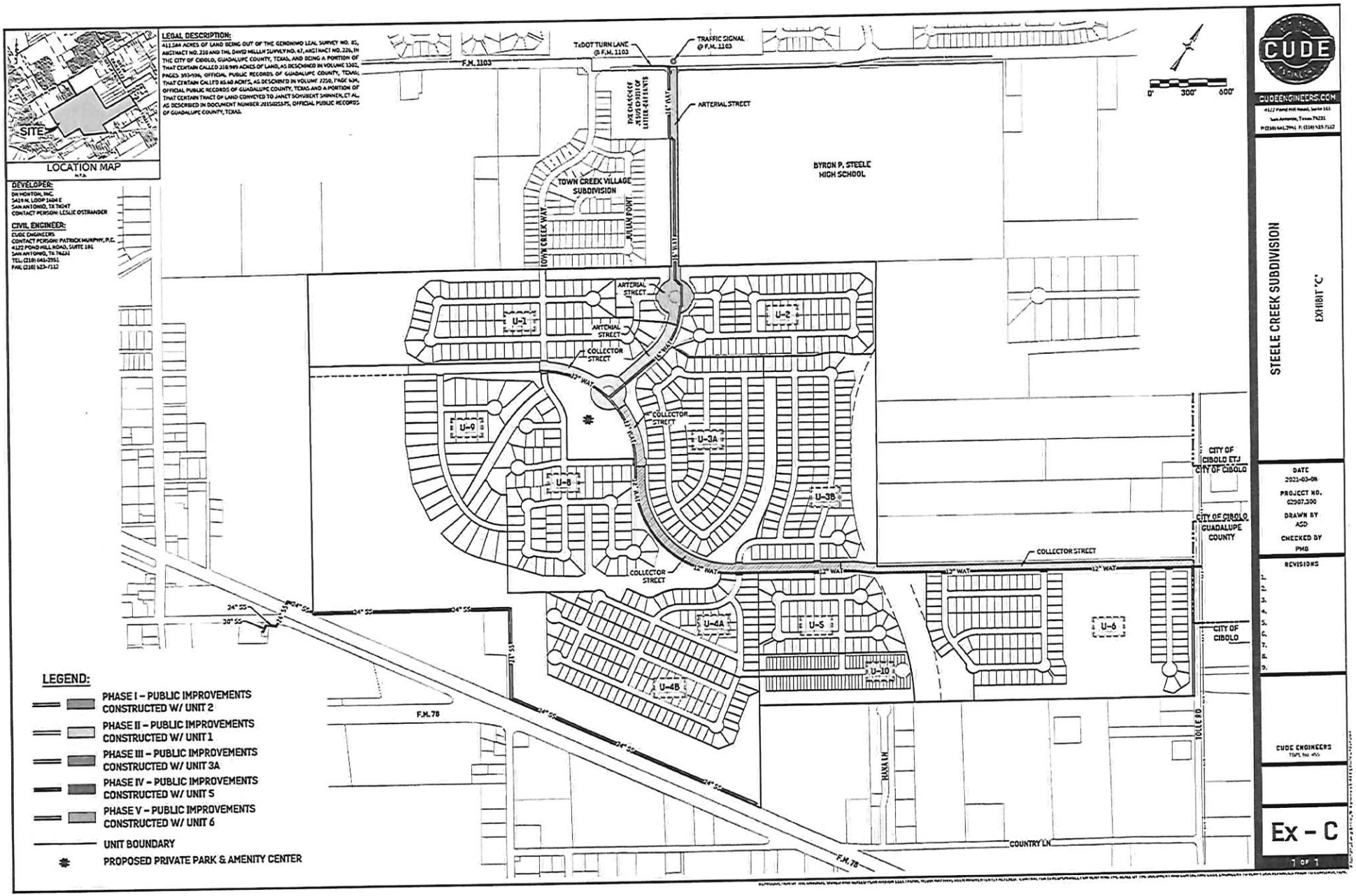

LOCATION MAP
SITE
LEGAL DESCRIPTION:
DEVELOPER:
CIVIL ENGINEER:
NOTES:
LEGEND:
SITE BOUNDARY
CITY LIMIT BOUNDARY
EXISTING LIFT STATION
EXISTING SEWER MAIN
EXISTING WATER MAIN
EXISTING OVERHEAD ELECTRIC
EXISTING RAIL ROAD TRACKS
FUTURE PUBLIC-USE TRAILS (BY CITY)
PROPOSED PUBLIC-USE TRAILS (BY DEVELOPER)
EXISTING ZONING BOUNDARY
EXISTING DEED LINE
PROPOSED PHASE BOUNDARY
PROPOSED MAJOR THOROUGHFARE
PROPOSED PRIVATE PARK & AMENITY CENTER
1% ANNUAL CHANCE FLOODPLAIN
FLOODWAY
PROPOSED LOMR FLOODPLAIN REVISIONS
EXISTING CANOPY COVER
PROPOSED PARKLAND DEDICATION (±120 AC.)
ADJACENT PROPERTY SUMMARY
ADJACENT PROPERTY SUMMARY
LINE TABLE
CUDE ENGINEERS
STEELE CREEK SUBDIVISION
LAND STUDY
PROPOSED USE & DEVELOPMENT
DATE
04-04-2018
PROJECT NO.
02907.200
DRAWN BY
PMS
CHECKED BY
JMC
REVISIONS
E24.2
2 OF 3

Exhibit "B"

EXHIBIT C
Public Improvements



CUDE ENGINEERS

CUDEENGINEERS.COM

4122 Pond Hill Road, Suite 101
San Antonio, Texas 78231
P: (210) 681-2951 F: (210) 523-7152

STEELE CREEK SUBDIVISION

EXHIBIT "C"

DATE
2021-03-08

PROJECT NO.
02307.300

DRAWN BY
ASD

CHECKED BY
PMB

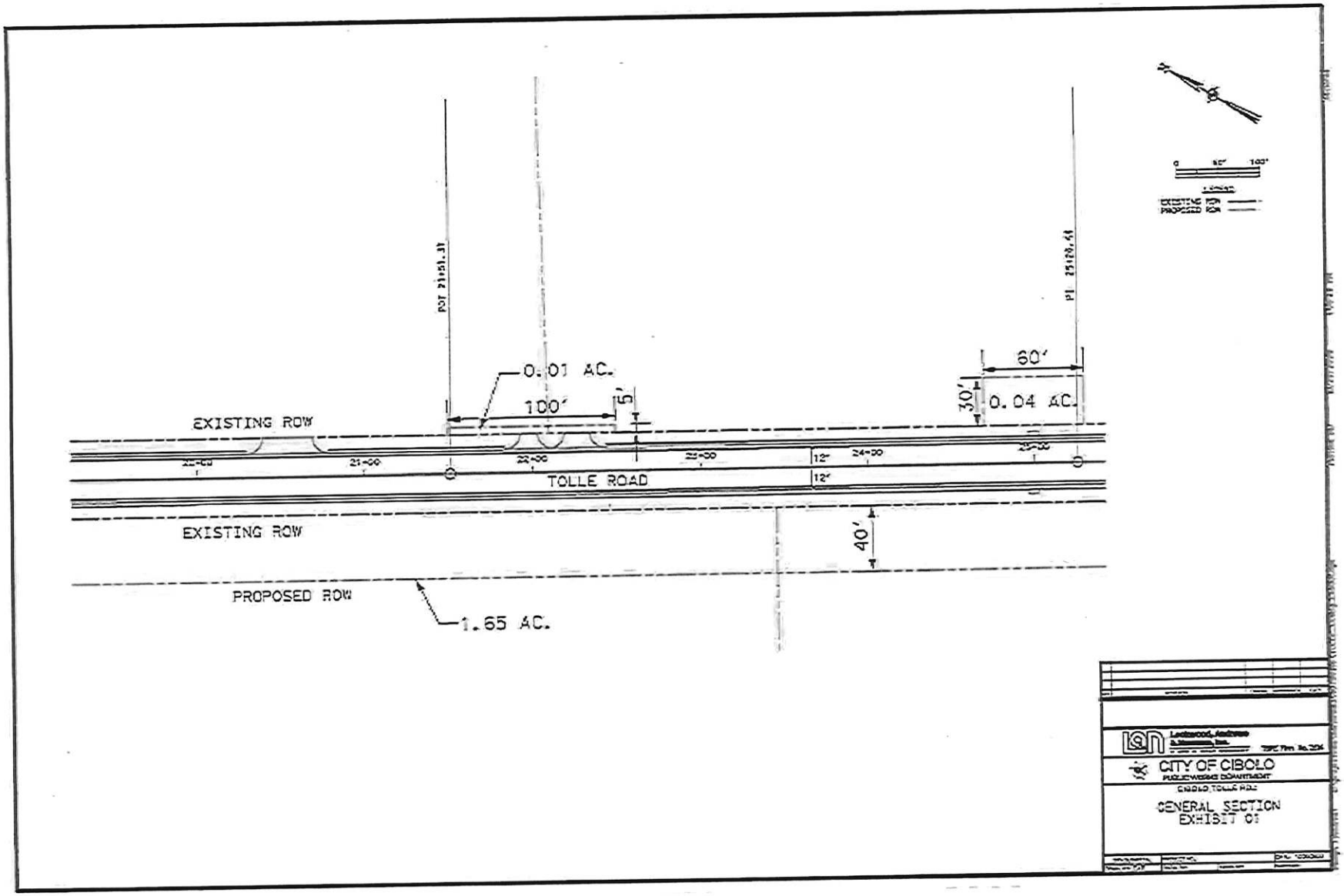
REVISIONS

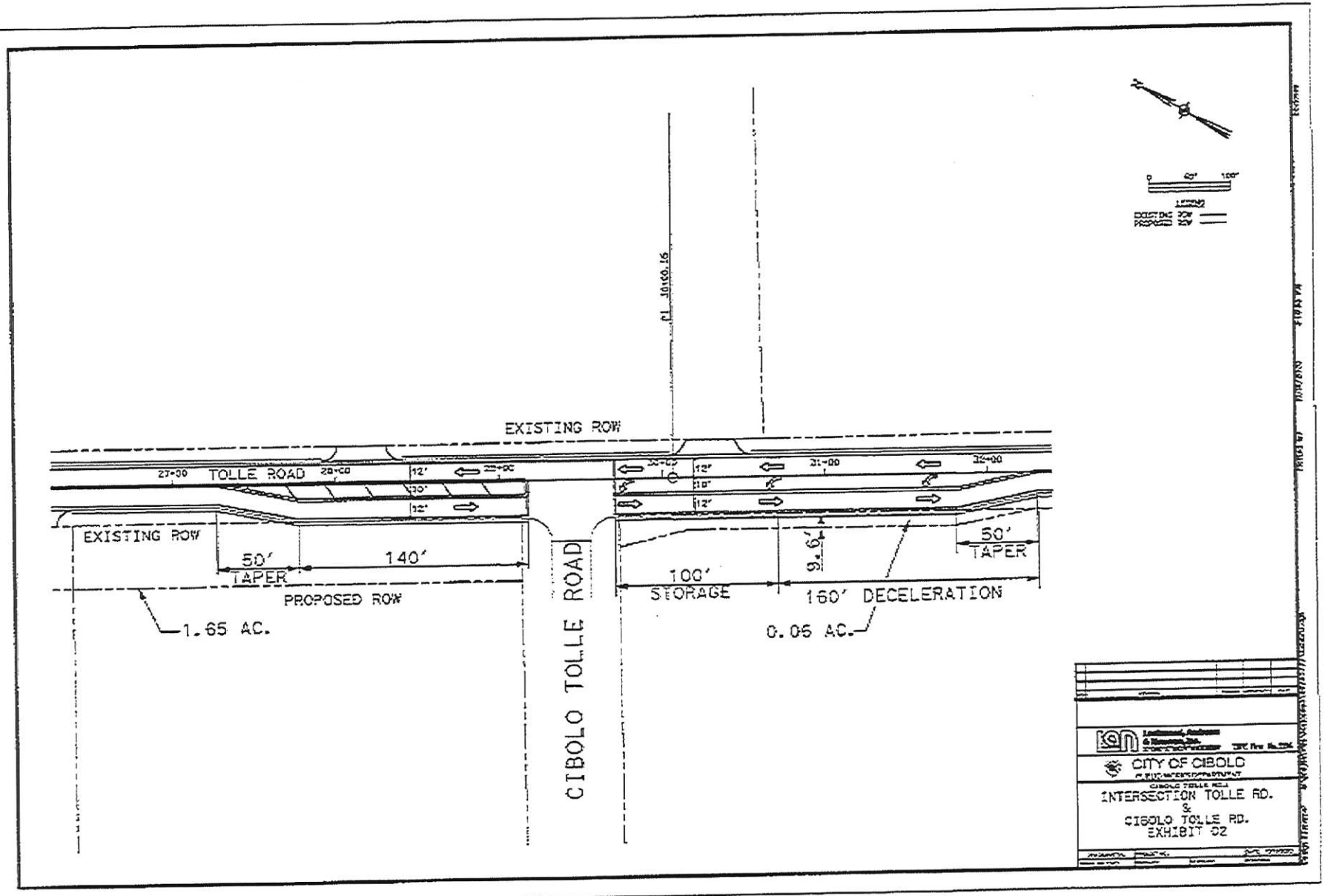
CUDE ENGINEERS
TBPE No. 455

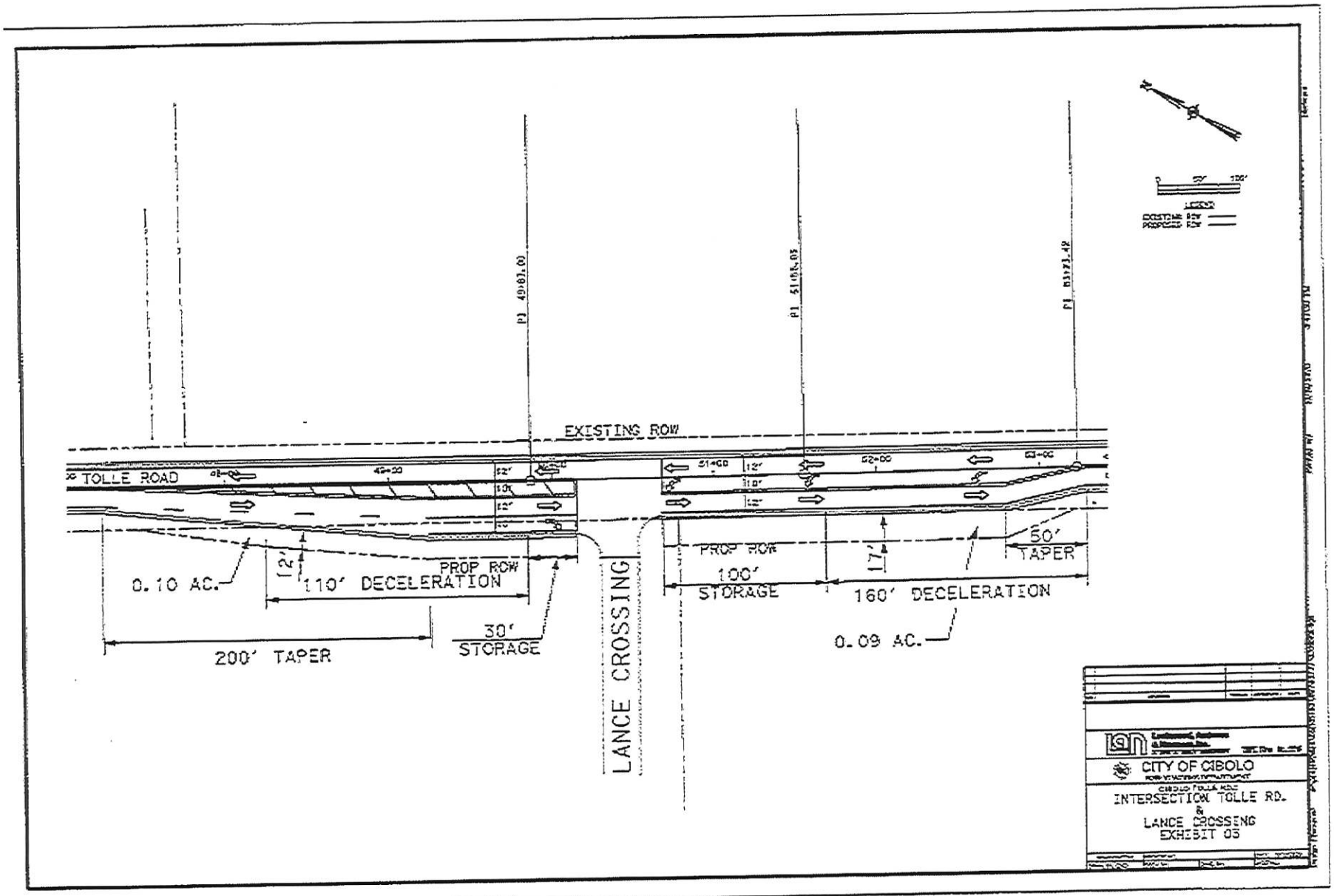
Ex – C

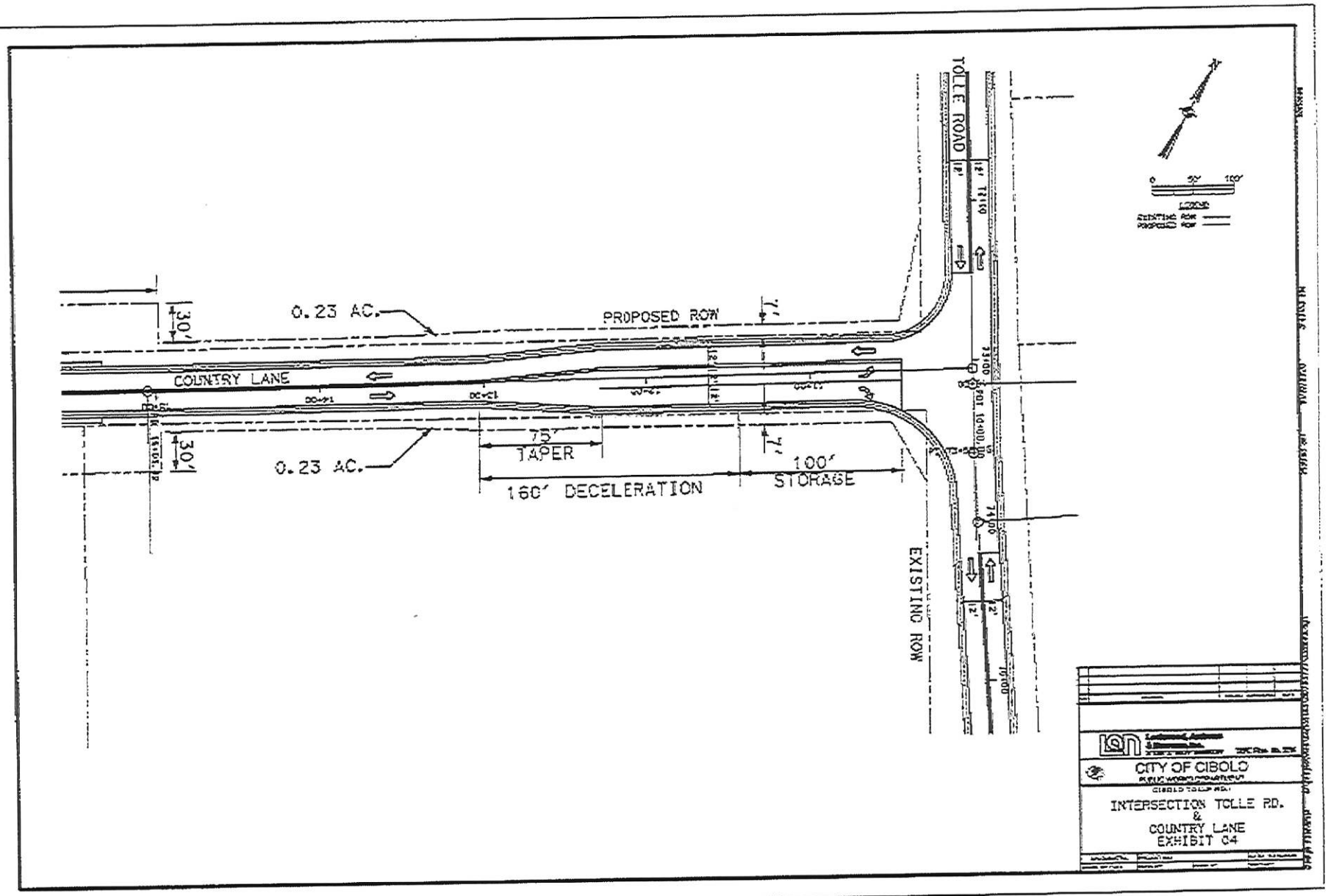
1 OF 1

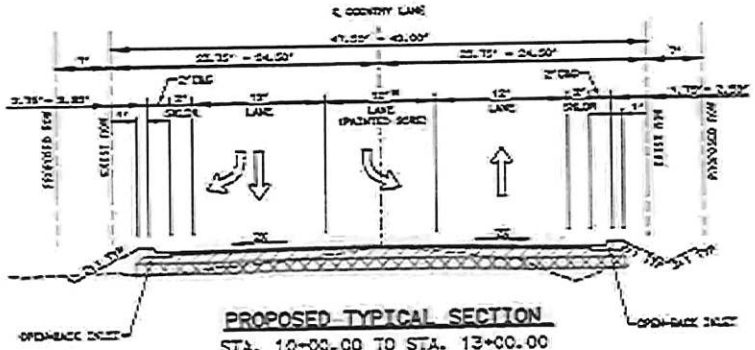
EXHIBIT D
Tolle Road Improvements


0.01 AC.
100'
5'
60'
30'
0.04 AC.
EXISTING ROW
TOLLE ROAD
EXISTING ROW
40'
PROPOSED ROW
1.65 AC.
CITY OF CIBOLO
PUBLIC WORKS DEPARTMENT
CIBOLO, TOLLE ROAD
GENERAL SECTION
EXHIBIT 01

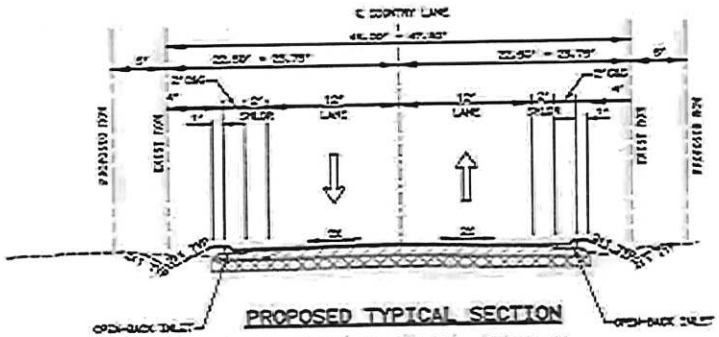

EXISTING ROW
TOLLE ROAD
EXISTING ROW
50'
TAPER
140'
PROPOSED ROW
1.65 AC.
CIBOLO TOLLE ROAD
100'
STORAGE
9.6'
160' DECELERATION
50'
TAPER
0.05 AC.
CITY OF CIBOLO
INTERSECTION TOLLE RD.
&
CIBOLO TOLLE RD.
EXHIBIT 02


EXISTING ROW
TOLLE ROAD
PROP ROW
0.10 AC.
12'
110' DECELERATION
200' TAPER
30'
STORAGE
LANCE CROSSING
PROP ROW
100'
STORAGE
17'
160' DECELERATION
0.09 AC.
50'
TAPER
CITY OF CIBOLO
INTERSECTION TOLLE RD.
&
LANCE CROSSING
EXHIBIT 03


TOLLE ROAD
COUNTRY LANE
PROPOSED ROW
EXISTING ROW
0.23 AC.
0.23 AC.
30'
30'
75'
TAPER
160' DECELERATION
100'
STORAGE
CITY OF CIBOLO
INTERSECTION TOLLE RD.
&
COUNTRY LANE
EXHIBIT C4



PROPOSED TYPICAL SECTION
STA. 10+00.00 TO STA. 13+00.00
N.T.S



PROPOSED TYPICAL SECTION
STA. 13+00.00 TO STA. 23+10.69
N.T.S

CITY OF CIBOLO
PUBLIC WORKS DEPARTMENT

TYPICAL SECTION
COUNTRY LANE

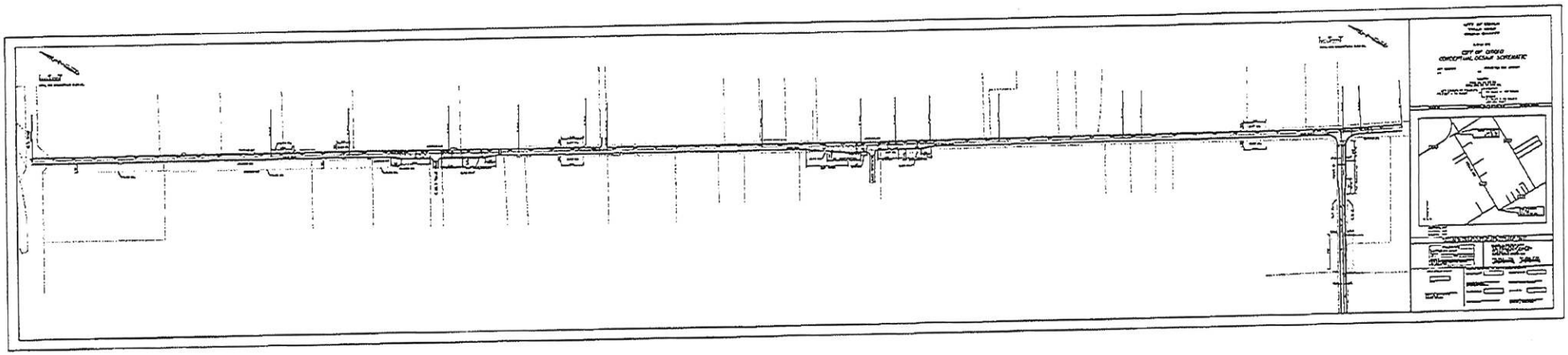

CITY OF OCEAN
CONCEPTUAL OCEAN SCHEMATIC

EXHIBIT E
Reserved

EXHIBIT F
Sanitary Sewer Improvements

DEPARTMENT OF
PUBLIC WORKS AND CAPITAL PROJECTS
F.M. 78 SEWER & LIFT STATION IMPROVEMENTS

Phase 1 Only

Exhibit "F-1"

FINAL SUBMITTAL

STATE OF TEXAS
RICHARD W. GRAY III
75617
REGISTERED
PROFESSIONAL ENGINEER
6-17-2020

KFW
ENGINEERS ◆ SURVEYING
3421 Paesanos Pkwy, Suite 200, San Antonio, TX 78231
Phone #: (210) 979-8444 ◆ Fax #: (210) 979-8441
TBPE Firm #: 9513 ◆ TBPLS Firm #: 10123500

Phase I Only

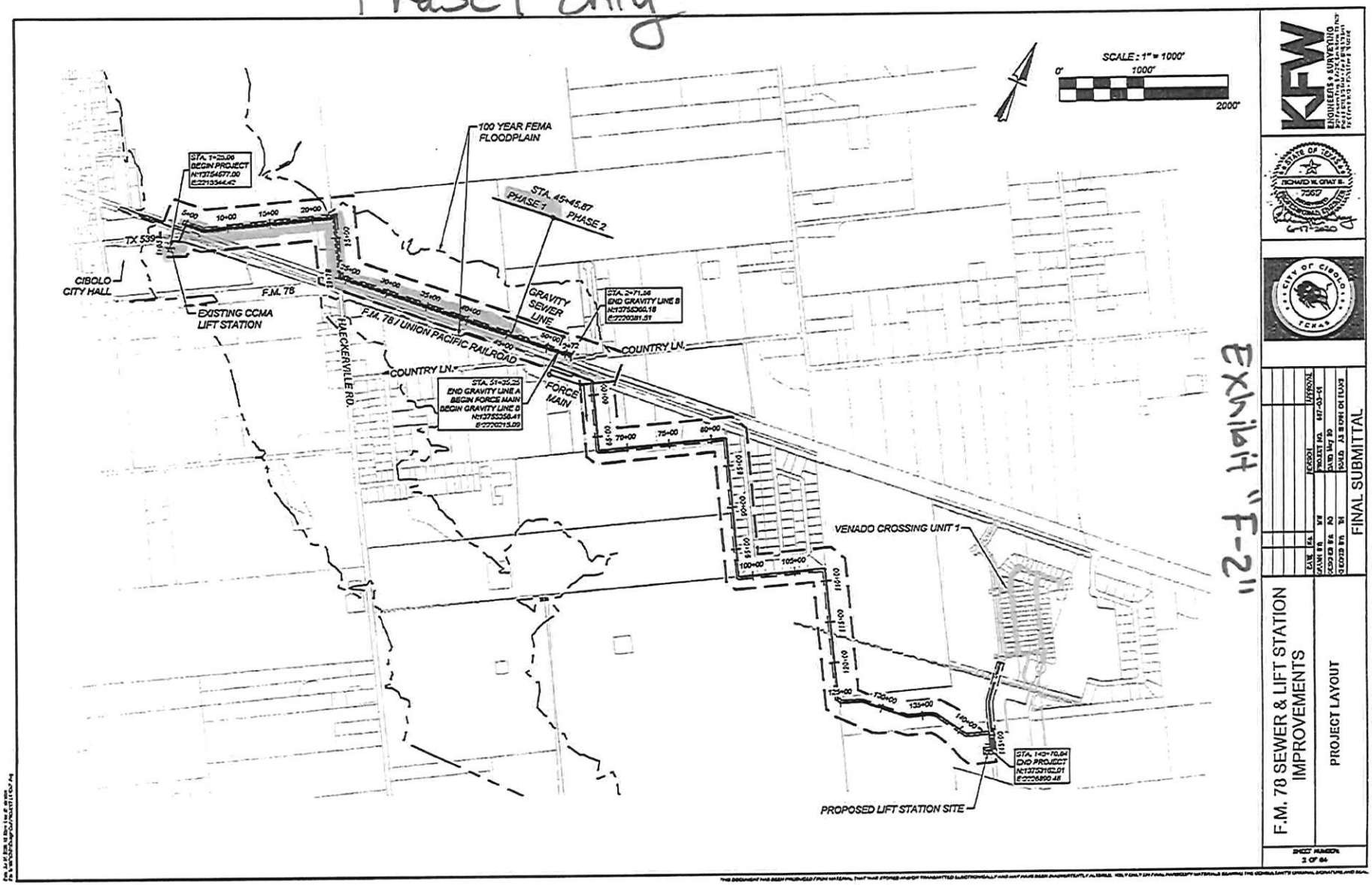


Exhibit "F-2"

KFW ENGINEERS & SURVEYING

RICHARD W. GRAY III 75627 REGISTERED PROFESSIONAL ENGINEER STATE OF TEXAS

CITY OF CIBOLO TEXAS

DESIGN			APPROVAL
DRAWN BY	KA	PROJECT NO.	607-43-44
DESIGNED BY	KA	DATE: May '20	
CHECKED BY	RG	SCALE: AS SHOWN ON FIGURE	
QUALITY BY	TH		

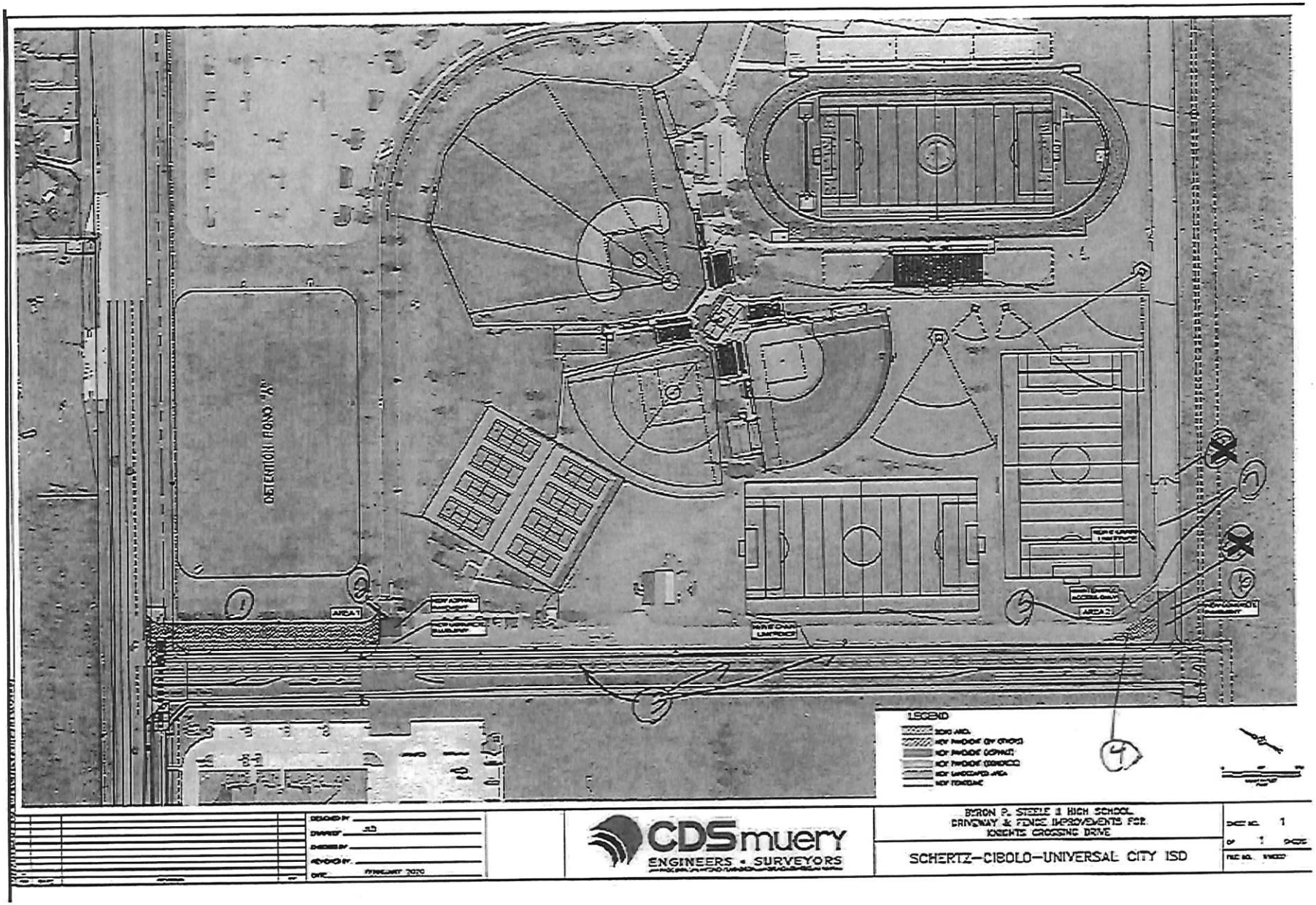
FINAL SUBMITTAL

F.M. 78 SEWER & LIFT STATION IMPROVEMENTS

PROJECT LAYOUT

SHEET NUMBER 2 OF 64

EXHIBIT G
Offsite Public Improvements



DESIGNED BY
DRAWN BY JD
CHECKED BY
REVISED BY
DATE FEBRUARY 2020

CDSmuery
ENGINEERS + SURVEYORS

BYRON P. STEELE II HIGH SCHOOL
DRIVEWAY & FENCE IMPROVEMENTS FOR
KOSENTE CROSSING DRIVE

SCHERTZ-CIBOLO-UNIVERSAL CITY ISD

SHEET NO. 1
OF 1 SHEETS
FILE NO. 21-0027

mail and promptly delete this message and its attachments from your computer system. We do not waive client-attorney or work product privilege by the transmission of this message.

From: Leslie Kaye Ostrander <LKOstrander@drhorton.com>
Sent: Monday, January 31, 2022 7:30 AM
To: Ashley Farrimond <Ashley@KGFTX.com>; Klein, Rudy <rklein@cibolotx.gov>; Reed, Wayne <wreed@cibolotx.gov>
Subject: Steele Creek PIA

Ashley – Can you send out the latest and greatest version of the PIA that you sent to the City in August? (the one that addressed all of my redlines).
Wayne/Rudy – I am not sure which attorney is working on this for you guys, so please forward to them and then let us know when it is ready to be signed.
Thanks!

Leslie Ostrander, P.E., LEED AP BD+C
Vice President of Land
DR Horton – America's Builder
5419 North Loop 1604 East
San Antonio, Texas 78247
(210) 496-2668 ext 1107

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

www.dtrglaw.com

ATTENTION ELECTED OFFICIALS: A "Reply to All" on this e-mail could lead to violations of the Texas Open Meetings Act. Please reply only to the sender.

CONFIDENTIAL NOTICE: The information in this e-mail may be confidential and/or privileged. This e-mail is intended to be reviewed by only the individual or individuals named above. If you are not the intended recipient or an authorized representative of the intended recipient, you are hereby notified that any review, dissemination or copying of this e-mail or the information contained herein is prohibited. If you received this e-mail in error, please immediately notify the sender by return e-mail and delete this e-mail from your system.

From: Reed, Wayne <wreed@cibolotx.gov>
Sent: Friday, February 4, 2022 8:13 AM
To: Klein, Rudy <rklein@cibolotx.gov>; Frank Garza <FGarza@dtrglaw.com>; Richard E. Lindner <RLindner@dtrglaw.com>; Cimics, Peggy <pcimics@cibolotx.gov>
Cc: LKOstrander@drhorton.com; Ashley Farrimond <Ashley@KGFTX.com>
Subject: CAO Assistance: Steele Creek PIA

Frank and Richard,

Good morning! I apologize if I am duplicating effort, but I want to make sure the CAO is coordinating with Rudy to execute the Steele Creek PIA between DR Horton and the City. As you will read below, we have had this hanging in limbo since approval in July/August 2021. I need this PIA to be executed as quickly as possible. The e-mail thread below shows Ashley Farrimond, attorney, forwarding to Leslie Ostrander the version they recall went to Council in August.

I would like you to confirm this is the version approved by Council (should be easily verifiable by checking the agenda packet). Peggy can assist with this if you need.

Frank and Richard – I am asking the CAO to send out to everyone on this e-mail the approved version of the Steele Creek PIA. If the attached version is in fact the approved version, simply confirm.

Here is what I stated to Ms. Ostrander last week when Rudy and I met with her and her team on a variety of items. I said it will be the practice of the City to distribute the approved version to all parties in advance of Council approval and require the developer (in this case DR Horton) sign the originals prior to Council action. We will require the developer to sign the number of copies they need, plus 2 copies for the City (one for recordation and one for city files). Once these originals are delivered to the City, P&E Department will take the originals, remove the signature pages with the developer's signature, reprint the approved version of the agreement, and place the developer's signature pages into the freshly printed agreements. (In theory, this means we are making fresh prints of the same agreement, but the City must be sure the agreement is identical to the one in the CC packet.). These originals will then be handed to the City Secretary's Office for the Mayor's signature. Once the agreements are fully executed, it will be recorded and an original will be returned to the developer. We are following this process except gathering the signatures now.

I appreciate your assistance with this important issue and expediting this process so that we can execute this agreement, get it recorded and .

STATE OF TEXAS	§	INTERLOCAL AGREEMENT BETWEEN
	§	THE CITY OF CIBOLO AND
	§	THE SCHERTZ-CIBOLO-UNIVERSAL
COUNTY OF GUADALUPE	§	CITY INDEPENDENT SCHOOL DISTRICT

This Agreement is hereby made and entered into by and between the **CITY OF CIBOLO** ("City"), a Texas municipal corporation, acting by and through its City Manager pursuant to authorization by its City Council on the day of July 13, 2021, and the **SCHERTZ CIBOLO-UNIVERSAL CITY INDEPENDENT SCHOOL DISTRICT** ("District") acting by and through its Superintendent pursuant to Resolution passed and approved by the District's Board of Trustees on the 19th of February 2019 (collectively the District and City may be referred to as the "Parties"), and as authorized under the Interlocal Cooperation Act, Chapter 791 of the Texas Government Code.

RECITALS

WHEREAS, Byron P. Steele II High School ("Steele High School") is located at 1300 FM 1103 Cibolo, Guadalupe County, Texas is an educational facility that falls under the jurisdiction of the District; and

WHEREAS, vehicular access to Steele High School is currently limited to a 2-lane driveway and perimeter road connecting to FM 1103 at an un-signaled intersection; and

WHEREAS, congestion at the Steele High School driveway regularly requires City police officers to provide traffic control for morning and afternoon access to and from Steele High School; and

WHEREAS, D.R. Horton is currently developing an a 411-acre tract of land located adjacent to Steele High School as the Steele Creek Subdivision and incidental to this development is constructing a 2-lane roadway to be named, Knights Crossing Road; and

WHEREAS, Knights Crossing Road will be located generally between FM 78 and FM 1103, along the property line for Steele High School and run parallel to the District's existing driveway and perimeter road at Steele High School; and

WHEREAS, DR Horton and City have entered into a Public Improvements Agreement with City, dated 7/13/2021, ~~2020,~~ associated with DR Horton's development of the Steele Creek Subdivision that includes the construction of Knights Crossing Road which will be dedicated to City (the "PIA Agreement"); and

WHEREAS, it is the mission of the District to ensure safe and efficient access to quality public education to citizens of the District; and

WHEREAS, it is the mission of the City to ensure the health, safety, and welfare of its citizens, including those served by the District; and

WHEREAS, the Parties recognize and desire to cooperate in the delivery of their respective services to the citizens for the purposes of expediting development services processes and maximizing use of tax dollars; and

WHEREAS, the development of the Steele Creek Subdivision and construction of Knights Crossing Road will impact the existing traffic access and infrastructure for Steele High School, in particular along the Steele High School perimeter road ("Steele Perimeter Road"); and

WHEREAS, the City and District now wish to address the traffic and infrastructure issues associated with the existing vehicular traffic at Steele High School and the future vehicular traffic anticipated with the DR Horton's development of Steele Creek Subdivision; and

NOW THEREFORE, for the mutual promises and obligations setout herein and other good and valuable consideration the legal sufficiency of which is hereby acknowledged by the Parties, the Parties agree as follows:

I.
PURPOSE

1.01 This Agreement is entered into between the City and the District for the purpose of memorializing the terms and conditions by which the District shall provide land dedication for the widening of the Knights Crossing Road and City's agreement to undertake the access and infrastructure improvements described in Article V of this Agreement.

II.
TERM, TERMINATION, AND REMEDIES

2.01 **Term.** The term of this Agreement shall be from the date of execution of this Agreement by both Parties and ending on September 30, 2026, unless extended or terminated earlier as provided herein.

2.02 **Appropriations.** This Agreement shall terminate in the event a Party, through its governing body, fails to appropriate sufficient funding to meet its obligations under this Agreement. Sums paid under this Agreement, if any, shall be paid only from current revenues available to the paying Party.

District further acknowledges that City's performance under this Agreement is limited to the provisions of the PIA Agreement. City will not be pledging or dedicating city tax revenues, issuing debt or any other financial obligations for construction of the access and infrastructure improvements contemplated under this Agreement. Rather, City is acting as an intermediary between DR Horton and District to promote and facilitate the construction of said improvements.

2.03 **Termination Following Default.** In the event either Party materially breaches or

fails to perform any covenant or condition which it is required to observe and to perform under this Agreement that Party shall be deemed to be in default under this Agreement. In such event, the defaulting Party shall have an opportunity to cure such default of not fewer than thirty (30) days following written notice received from the Party asserting such default. In the event of such default, the Party asserting a default shall deliver a written notice to the defaulting Party specifying the nature of the default, setting out in detail what actions must be taken to cure such default, and the deadline for the cure of the default. In the event that the defaulting Party fails to cure its default, the non-defaulting Party shall have the right to exercise one or more of the following options: (A) terminate this Agreement effective upon the defaulting Party's receipt of notice thereof; and/or (B) pursue any other remedy, at law or in equity, to which the non-defaulting Party may be entitled. The provisions of this Paragraph shall survive the termination of this Agreement.

2.03.01 **Waiver of Default.** It is not a waiver of or consent to default if the non-defaulting party fails to declare immediately a default or delays in taking any action. Pursuit of any remedies set forth in this Agreement does not preclude pursuit of other remedies in this Agreement or provided by law.

2.04 **Alternative Dispute Resolution.** The Parties agree that any dispute arising out of this Agreement shall be submitted in good faith to mediation as a condition precedent to filing suit. Request for mediation shall be in writing, and shall request that the mediation commence not less than thirty (30) days or more than ninety (90) days following the date of the request, except upon agreement of both parties. In the event the Parties are unable to agree to a date for the mediation or to the identity of the mediator or mediators within thirty (30) days following the date of the request for mediation, all conditions precedent to filing suit in this article shall be deemed to have occurred.

III.
LIAISONS AND NOTICES

3.01 Unless written notification to the contrary is received by the City, the District's Superintendent or his/her designee shall be the designated representative responsible for the management of this Agreement on behalf of the District.

3.02 Unless written notification to the contrary is received by the District, the City Manager or his/her designee shall be the designated representative responsible for the management of this Agreement on behalf of the City.

3.03 Communications between the City and District shall be directed to the designated representative of each Party, as set out in in Section 3.04 of this Agreement.

3.04 Any notice required or permitted under this Agreement must be in writing. Any notice required by this Agreement will be deemed to be delivered (whether actually received or not) when deposited with the United States Postal Service, postage prepaid, certified mail, return receipt requested, and addressed to the intended recipient at the address shown below. Notice may also be given by regular mail, personal delivery, courier delivery, or other commercially

reasonable means and will be effective when actually received. For purposes of this Agreement, all official communications and notices among the Parties shall be addressed to the designated representatives at the addresses set forth below:

To the City:	With a Copy to:
	Davidson Troilo Ream & Garza, PC
City Manager City of Cibolo PO Box 826/200 S. Main Street Cibolo, Texas 78108	601 NW Loop 410, Suite 100 San Antonio, TX 78216 Att: Frank Garza, City Attorney

To the District:	With a Copy to:
Dr. Clark Ealy, Superintendent Schertz-Cibolo-Universal City Independent School District 1060 Elbel Road Schertz, Texas 78154-2099	Walsh Gallegos Treviño Kyle & Robinson, PC Stacy Tuer Castillo, Attorney for the District 1020 N.E. Loop 410, Suite 450 San Antonio, Texas 78209

3.05 Notice of change of address or designated representative by any Party must be made in writing and delivered to all Parties' last known address within five (5) business days of such change.

IV.
LEGAL AUTHORITY

4.01 The Parties represent that they possess the legal authority to enter into this Agreement and perform the responsibilities set out in this Agreement. Both Parties represent that they have passed Resolutions authorizing this Interlocal Agreement or have passed motions at a lawfully called meeting authorizing this Interlocal Agreement.

4.02 The District's Resolution providing authority to enter into this Agreement was passed on February 19, 2019 and is attached to this Agreement as Exhibit B.

4.03 The City by City Council action unanimously approved entering into this Agreement on July 13, 2021 and the minutes from the July 13, 2021 City Council meeting are attached to this Agreement as Exhibit C.

V.
PARTIES' OBLIGATIONS

5.01 **The City's obligations**

5.01.02 **PHASE 1:** City agrees to construct, or cause to be constructed the following improvements:

5.01.02.01 In connection with the construction of the Knights Crossing Road, demolish the portion of the existing access road and driveway that connects FM 1103 to Steele Perimeter Road and runs parallel to Knights Crossing Road, as marked on Exhibit D as (1), and will return disturbed surface area to its pre-existing state – with added topsoil, graded to drain, sodded, and watered until grass establishment.

5.01.02.02 Construct a roadway connection between the north end of the Steele Perimeter Road and the Knights Crossing Segment, connecting the two roads, as marked on Exhibit D as (2).

5.01.02.03 Remove the current fencing along the northwest portion of the Steele Perimeter Road (from the length of Steele Perimeter Road beginning at the new entrance lane to the South Bus Drive) that runs parallel to Knights Crossing Road and relocate the fencing away from the new Knights Crossing Road approximately 13 feet, as marked on Exhibit D as (3), and return disturbed surface area to its pre-existing state – with added topsoil, graded to drain, sodded, and watered until grass establishment. The relocated fencing will be of the same or substantially the same kind and quality, as necessary to maintain access and security control to Steele High School.

5.01.02.04 Demolish the portion of the current road segment that connects the South Bus Drive on the southwest corner of the Steele Perimeter Road to the western portion of the Steele Perimeter Road, as marked on Exhibit D at (4).

5.01.02.05 Construct a maintenance drive between the south end of the Steele Perimeter Road and the southwest end of Steele Perimeter Road, as marked on Exhibit D as (5).

5.01.02.06 Construct a roadway connection between Knights Crossing Road and the South Bus Drive on the southern portion of the Steele Perimeter Road, connecting Knights Crossing Road with the southern portion of Steele Perimeter Road, as marked on Exhibit D as (6).

5.01.02.07 Install fencing between the lower south and southwest portion of Steele Perimeter Road, as marked on Exhibit D as (7).

5.01.02.08 Install an electronic controlled access gate on the south portion of Steele Perimeter Road, as marked on Exhibit D as (8), and an electronic controlled access gate at the southwest corner of Steele Perimeter Road, as marked on Exhibit D at (9).

5.01.03 The City shall be responsible for the design and construction of the Knights Crossing Road and improvements and the road construction, fencing, gates, and obligations as described in Exhibit D.

5.01.04 The City shall give the District periodic updates concerning the design and construction of the Knights Crossing Road and its progress on its obligations under §5.01 *et seq.*, with a minimum of updates provided every 6 months. For any new fencing, gates, or

gate controls to be installed, before installation, the City shall consult with the District for approval as to the materials to be used, which approval shall not be unreasonably withheld. The City shall provide updates to the District upon the District's written request. The updates shall include stage of Project completion as well as site inspections upon request.

5.01.05 **PHASE 2** After at least 450 permits have been issued in the Steele Creek Subdivision, the City, at its sole expense, shall perform a Traffic Impact Analysis and identify such improvements as may be needed to ensure safe vehicular access to Steele High School. The Parties agree to meet within forty-five (45) days after the issuance of 450 permits in the Steele Creek Subdivision to discuss, deliberate, and agree on any Traffic Impact Analysis study and additional access points needed by the District to its Steele Perimeter Road or the Steele High School Campus as well as any additional security improvements concerning its fencing or gates around the Steele High School campus that are impacted by the Knights Crossing Segment and traffic. At this meeting, the Parties will negotiate, in good faith, solutions to any issues concerning the District's access points to the Steele Perimeter Road, traffic issues, and security issues impacted by the Knights Crossing Road.

5.01.06 The Parties agree that upon fulfillment of its obligations under Section 5, the City shall have fulfilled its obligations to address the impact the Knights Crossing Road may have had on the District's infrastructure; and that the City shall not be required to make further contributions to the improvement of the District's infrastructure in regards to the Road Improvements that have been authorized pursuant to City Building Permit No. _____, nor is the City obligated to have any maintenance obligations on District's infrastructures, including but not limited to the improvements on the Steele High School campus identified in Section 5.

5.02 **The District's obligations.**

5.02.01 The District shall dedicate a 13-foot strip of land to the City along the length of Knights Crossing Segment, approximately 1,595 linear feet, along the side of Steele High School, for the widening of Knights Crossing Road, as shown in Exhibit A.

5.02.02 The District shall dedicate the land in §5.02.01 contemporaneously with the Parties' execution of this Agreement with an Easement Agreement, which shall be in substantially the same form as Exhibit A, attached to this Agreement and incorporated by reference for all purposes. City will be responsible for maintaining Knights Crossing Road, including the portion located in the easement.

The District shall maintain any improvements located on Steele High School campus. City shall transfer such improvements to District along with the contractor's warranties, if any, to District.

5.02.03 The Parties acknowledge that District is in a better position to supervise and manage the demolition or construction of any improvements located on Steele High School Campus. Therefore, upon the completion of the fence demolition identified in Section 5.01.02.03, the City shall partially assign its rights, warranties and obligations under the PIA Agreement with such assignment limited to the demolition and construction of improvements identified in Section 4.08 of the PIA Agreement located on Steele High School campus to the

District, and the District shall accept such assignment.

VI.
INSURANCE AND LIABILITY

6.01 **Governmental Functions.** Notwithstanding any provision to the contrary herein, this Agreement is a contract for, and with respect to, the performance of governmental functions by governmental entities. The services provided for and functions performed herein are governmental functions, and the City and District shall be engaged in the conduct of a governmental function while providing and/or performing any service pursuant to this Agreement.

Nothing contained herein shall be deemed or construed by the Parties hereto, or by any third party, as creating the relationship of principal and agent, partners, joint venturers, or any other similar such relationship between or among the Parties hereto.

6.02 **City's Insurance or Coverage.** District shall have no liability whatsoever for the actions of, or failure to act by, any employees, subcontractors, agents, or assigns of the City, and the City covenants and agrees as follows:

6.02.1 The City shall be solely responsible for and with respect to any claim or cause of action arising out of or with respect to any act, omission, or failure to act by the City or their respective agents, officers, employees, and subcontractors, while performing any function or providing or delivering any Service undertaken by the City pursuant to this Agreement;

6.02.2 For and with respect to the Services to be provided by the City to District pursuant to this Agreement, the City hereby contracts, covenants, and agrees to obtain and maintain in full force and effect, during the term of this Agreement, a policy or policies of insurance, or risk pool coverage, in amounts sufficient to insure such City and its agents, officers, and employees from and against any claim, cause of action, or liability arising out of or from the action, omission or failure to act by such City, and its agents, officers, employees, and subcontractors in the course of their duties.

6.02.3 The City agrees to require adequate insurance coverage by the design professionals and contractors providing services to design or construct the Road Improvements.

6.03 It is specifically agreed that the City shall be individually responsible for responding to, dealing with, insuring against, defending, and otherwise handling and managing its liability and potential liability pursuant to this Agreement; each Party hereto reserves and does not waive any defense available to it at law or in equity as to any claim or cause of action whatsoever that may arise or result from the services provided and/or any circumstances arising under this Agreement. This Agreement shall not be interpreted nor construed to give to any third party the right to any claim or cause of action, and neither the City, nor the District shall be held legally liable for any claim or cause of action arising pursuant to, or out of the services provided under, this Agreement except as specifically provided herein or by law.

6.04 No Party hereto waives or relinquishes any immunity or defense on behalf of itself, its trustees, councilmembers, officers, employees, and agents as a result of the execution of this Agreement and the performance of the covenants and agreements contained herein.

6.05 **Hold Harmless. The City will hold the District harmless from any claims arising from the construction contemplated by this Agreement (e.g., contract claims between the City and any contractors or design professionals and/or any injury or property damage claims) to the extent permitted by Texas law.**

VII.
CHANGES AND AMENDMENTS

7.01 **Changes in Law.** It is understood and agreed by the Parties that changes in local, state, and federal rules, regulations, or law applicable to this Agreement may occur during the term of this Agreement and that the provision of this Agreement shall prevail but only to the extent that they are not in conflict with federal and state law. If any changes to the local rules, regulations, or law mandate a change in the provisions in this Agreement, then the Parties shall negotiate, in good faith, and execute an appropriate amendment of this Agreement as soon as practical after the effective date of such change.

7.02 **Prior Agreements Superseded.** This Agreement constitutes the entire understanding and agreement between the parties with respect to the subject matter hereof. There are no representations, agreements, arrangements or understandings, oral or written, between or among the parties relating to the subject matter hereof which are not fully expressed herein. This Agreement may not be modified or amended except by written agreement executed by the parties hereto. This Agreement supersedes and makes void all prior Agreements between the parties regarding the construction of Knights Crossing Segment and traffic light installation.

7.03 **Amendment.** No amendment, modification, or alteration of the terms of this Agreement shall be binding unless it is in writing, dated subsequent to the date of this Agreement, and duly executed by the Parties to this Agreement.

VIII.
ASSIGNMENTS

8.01 No Party shall transfer, pledge, or otherwise assign this Agreement, the rights or interests under this Agreement, or any claim under this Agreement to another person or entity. This Agreement is not assignable. Any attempt to transfer, pledge or assign any interest, right, or claim under this Agreement shall be void and ineffective.

IX.
SEVERABILITY OF PROVISIONS

9.01 Any provision, or part thereof, of this Agreement held by a court of competent jurisdiction to be invalid or unenforceable shall not impair or invalidate the remainder of this Agreement, and the effect thereof shall be confined to the provision, or part thereof, so held to be invalid or unenforceable as if such provision.

X.
ENTIRE AGREEMENT

10.01 This Agreement is the final, complete, and entire agreement between the Parties with respect to the subject matter and supersedes all prior communications, oral or written, between the Parties relating to matters herein. This Agreement may be modified or rescinded only by a written instrument signed by both parties to the Agreement by and through their duly authorized agents, as indicated in Section VII of this Agreement.

XI.
PARTIES BOUND

11.01 This Agreement shall be binding on and inure to the benefit of the Parties herein and their respective legal representatives and successors and assigns, except as otherwise expressly provided herein.

XII.
CONTEXT

12.01 Wherever the context shall require, the singular shall include the plural, and the male gender shall include the female gender and the neuter, and vice versa.

XIII.
RELATIONSHIP OF PARTIES

13.01 Nothing contained in this Agreement shall be deemed or construed by the Parties, or by any third party, as creating the relationship of principal and agent, partners, joint ventures, or any other similar such relationship between them.

XIV.
CAPTIONS

14.01 The captions contained in this Agreement are for convenience of reference only, and in no way limit or enlarge the terms and/or conditions of this Agreement.

XV.
MULTIPLE COUNTERPARTS

15.01 This Agreement may be executed by the City and the District in two or more counterparts, each of which will constitute an original, but all of which will constitute one and the same instrument. The original signature pages of such counterparts may be combined to form one instrument.

XVI.
MISCELLANEOUS

16.01 **Violation of Law.** The City and the District shall not violate any Federal, State or local laws, regulations or ordinances in the performance of this Agreement.

16.02 **Enforceability.** If any provision of this Agreement proves unlawful or unenforceable by a court having jurisdiction over the Parties or the subject matter, such provision shall be severable from the other provision of this Agreement, and all remaining provisions shall be fully enforceable.

16.03 **Governing Law and Place for Performance.** This Agreement shall be governed by the laws of Texas, which state shall also be deemed the place where this Agreement was entered into and the place of performance and transaction of business and Parties. In the event of litigation pertaining to the Agreement, the exclusive forum, venue, and place of jurisdiction shall also be the County of Guadalupe and the State of Texas unless otherwise agreed in writing by the Parties. The Parties acknowledge that each has had the unfettered opportunity to review, revise, and negotiate the terms of this Agreement and that if in the future there is a dispute as to the meaning of any provision herein then no such provision shall be construed against the drafter of the Agreement.

16.04 **Signature Warranty Clause.** The signatories to this Agreement represent and warrant that they have the authority to execute this Agreement on behalf of the City and the District, respectively.

16.05 **No Waiver of Immunities.** Nothing in this Agreement shall be construed to waive any immunities from suit or liability enjoyed by the City, the District, their past or present trustees, elected officials, officers, employees, or agents.

16.06 **No Third Party Beneficiary.** This Agreement inures to the benefit of and obligates only the parties executing it. No term or provision of this Agreement shall benefit or obligate any person or entity not a party to it. The parties hereto shall cooperate fully in opposing any attempt by any third person or entity to claim any benefit, protection, release or other consideration under this Agreement.

16.07 **Approval by Governing Bodies.** This Agreement has been approved by the Governing bodies of the City and of the District.

16.08 **Media.** All press releases or other public communications of any nature whatsoever relating to the subject matter of this Agreement, and the method of the release for publication thereof, will be subject to the prior mutual approval in writing of the Parties. Notwithstanding anything herein to the contrary, each Party has the right to publicly disclose this Agreement and its subject matter as required by applicable laws without the prior written approval of the other Parties.

EXECUTED in duplicate originals on this 15 day of July 2021.

CITY OF CIBOLO

Wayne Reed, City Manager

SCHERTZ-CIBOLO-UNIVERSAL CITY INDEPENDENT SCHOOL DISTRICT

Clark C. Ealy, Ph.D.
Superintendent of Schools

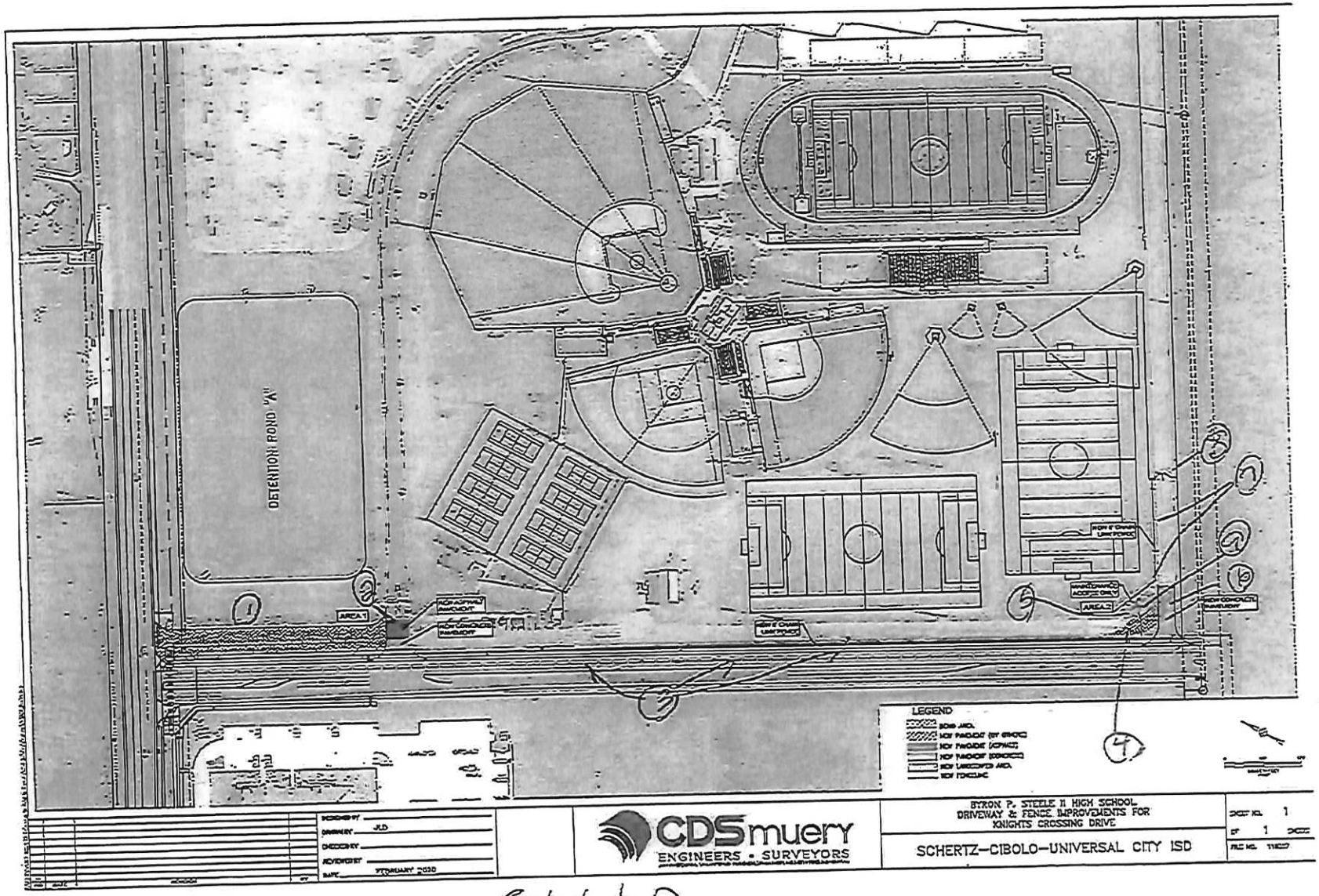

DETENTION POND "A"
AREA 1
AREA 2
LEGEND
CDS muery
ENGINEERS • SURVEYORS
BYRON P. STEELE II HIGH SCHOOL
DRIVEWAY & FENCE IMPROVEMENTS FOR
KNIGHTS CROSSING DRIVE
SCHERTZ-CIBOLO-UNIVERSAL CITY ISD
DRAWN BY JLD
DATE FEBRUARY 2020

Exhibit D

SCHERTZ-CIBOLO-UNIVERSAL CITY INDEPENDENT SCHOOL DISTRICT
BOARD OF TRUSTEES
RESOLUTION TO AUTHORIZE AND APPROVE
INTERLOCAL AGREEMENT
AND CONVEYANCE OF RIGHT OF WAY EASEMENT TO THE CITY OF CIBOLO

WHEREAS, under the general provisions of the Interlocal Cooperation Act, Texas Government Code Chapter 791and Texas Education Code §44.031(a)(4), the Board of Trustees of the Schertz-Cibolo-Universal City Independent School District ("District") is authorized to enter into an agreement with another political subdivision for the purpose of efficient and effective use of resources of the parties;

WHEREAS, The Board of Trustees may by resolution authorize under Texas Education Code section 11.154 the sale of property;

WHEREAS, The Board of Trustees is authorized by Texas Local Government Code section 272.001 to convey property to another political subdivision;

WHEREAS, the City of Cibolo ("City") seeks a Right of Way dedication from the District for road improvements on the west side of Byron P. Steele II High School located at 1300 FM 1103, Cibolo, Texas; and

WHEREAS, The District may donate or sell for less than fair market value a designated parcel of land or an interest in real property to another political subdivision if:

1. The land or interest will be used by the political subdivision to which it is donated or sold in carrying out a purpose that benefits the public interest of the donating or selling district;

2. The donation or sale of the land or interest is made under terms that effect and maintain the public purpose for which the donation or sale is made; and;

3. The title and right to possession of the land or interest revert to the donating or selling district if the acquiring political subdivision ceases to use the land or interest in carrying out the public purpose.

WHEREAS, the Steele Creek Subdivision Project at the end of Knights Crossing is currently underway; and

WHEREAS, pursuant to Texas Government Code section 791.011(d), the Board of Trustees of the District is required to authorize execution of such Interlocal Agreement; now, therefore,

Be it resolved,

1. That the findings and recitals in the preamble of this Resolution are hereby found to be true and correct and are hereby approved and adopted.

2. That, subject to City agreement, to provide improvements enumerated in the Interlocal Agreement, the Board of Trustees authorizes an Interlocal Agreement between the District and the City of Cibolo on the following terms: (i) the City will construct improvements to the Knights Crossing Road Improvement project including a three to four-lane road, drainage improvements, access replacement/realignment, student access drive, security fencing and gate replacement as depicted on Exhibit A; (ii) the District will dedicate right-of-way for the widening of Knights Crossing the length of the Steele High School property.

3. That the Board finds that the benefit to the District of the improvements to Steele High School equal or exceed the District's dedication of right-of-way.

4. That the Board authorizes the Superintendent to negotiate the final language of the Interlocal Agreement with the City of Cibolo substantially on the terms described herein and to execute the Interlocal Agreement on behalf of the District.

5. That the Board authorizes the Board president to execute the conveyance of right of way easement to the City of Cibolo upon execution of the Interlocal Agreement with the City of Cibolo.

6. That it is hereby found, determined and declared that a sufficient written notice of the date, time, place and subject of the meeting of the Board of Trustees of the Schertz-Cibolo-Universal City Independent School District at which this Resolution was adopted was posted at a place convenient and readily accessible at all times to the general public for the time required by law preceding this meeting as required by chapter 551, Texas Government Code, and that this meeting has been open to the public as required by law at all times during which this Resolution and the subject matter thereof has been discussed, considered and formally acted upon. The Board of Trustees further ratifies, approves and confirms such written notice and posting thereof.

FINALLY PASSED AND ADOPTED this 19th day of February 19, 2019.

By: _____
Robert Westbrook, President

ATTEST:

By: _____
Gerald "Jerry" Perkins, Secretary

Certificate for Resolution

I hereby certify that the foregoing resolution was presented to the Board of Trustees of the Schertz-Cibolo-Universal City Independent School District during a regularly scheduled meeting on February 19th, 2019 A quorum of the Board of Trustees being then present, it was then duly moved and seconded that the resolution be adopted, and such resolution was then adopted according to the following vote:

Ayes: 6
Noes: Ø
Abstentions: Ø

To certify which, witness my hand this 19th day of February, 2019.

By: _____
Robert Westbrook, President

THE STATE OF TEXAS '
' ACKNOWLEDGMENT
COUNTY OF GUADALUPE '

BEFORE ME, a Notary Public, on this day personally appeared Robert Westbrook, known to me to be the person whose name is subscribed to the foregoing instrument, and having been sworn, upon his oath stated that he is the President of the Board of Trustees of the Schertz-Cibolo-Universal City Independent School District; that he was authorized to execute such instrument pursuant to resolution of the Board of Trustees adopted on February 19th, 2019; and that said instrument is executed as the free and voluntary act and deed of such governmental unit for the purposes expressed therein.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 19th day of February, 2019.

Priscilla G. Martinez
Notary Public
State of Texas
My Comm. Expires 01/27/2023

_____
Notary Public, State of Texas

EXHIBIT F-3
SEWER IMPROVEMENTS & COST ALLOCATION

STEELE CREEK-SEWER IMPROVEMENTS
COST PARTICIPATION SUMMARY 2/5/2025

Pro-Rate Share Summary		
DRH EDUs	111	6.2%
City EDUs	1688	93.8%
Total EDUs	1799	

m	Description	Quantity	Unit	Unit Price	Total	DRH Share	City Share	Notes
1	Wetwell (Complete)	1	LS	$ 597,418.14	$ 597,418.14	$ 36,861.26	$ 560,556.88	Pro-rata share
4	Equipment Jib Crane/Hoist (Complete)	1	LS	$ 50,873.68	$ 50,873.68	$ 25,436.84	$ 25,436.84	50/50 split
5	Lift Station Piping, Fittings, Pipe Supports, Valves,	1	LS	$ 95,133.85	$ 95,133.85	$ 47,566.93	$ 47,566.93	50/50 split
6	Concrete Foundations and Slabs	1	LS	$ 143,557.52	$ 143,557.52	$ 107,668.14	$ 35,889.38	75/25 split
8	Electrical, Instrumentation & Controls	1	LS	$ 952,615.98	$ 952,615.98	$ 238,154.00	$ 714,461.99	25/75 split
	Other				$ 899,826.27	$ 899,826.27	$ -	
	Subtotal Lift Station				**$ 2,739,425.44**	**$ 1,355,513.43**	**$ 1,383,912.01**	
	12" Sanitary Sewer Pipe (Oversize)	1609	LF	$ 17.41	$ 28,012.69	$ -	$ 28,012.69	
	12" Sanitary Sewer Pipe (100% city)	231	LF	$ 71.63	$ 16,546.53	$ -	$ 16,546.53	
	Subtotal Gravity Sewer				**$ 44,559.22**	**$ -**	**$ 44,559.22**	
	TOTAL				**$ 2,783,984.66**	**$ 1,355,513.43**	**$ 1,428,471.23**	
	Impact Fee Credit Amount	371	EDUs	$ (1,785.00)	$ (662,235.00)		$ (662,235.00)	
	Additional Reimbursement to DRH						$ 766,236.23	

Notes:
Unit price for 12" Sanitary Sewer Pipe (Oversize) is the difference between 12" & 8" unit price for pipe only
Unit price for 12" Sanitary Sewer Pipe (100% city) includes 12" pipe, trench excavation & camera testing
Impact Fee Credit Unit Price Includes the following:

Sewer Fee	$ 15.00
CCMA Fee ($1,800)	
CCMA Admin ($20)	
Wastewater Impact Fees 2013	$ 1,770.00
Total	$ 1,785.00

EXHIBIT "H"
MTP PROPERTY

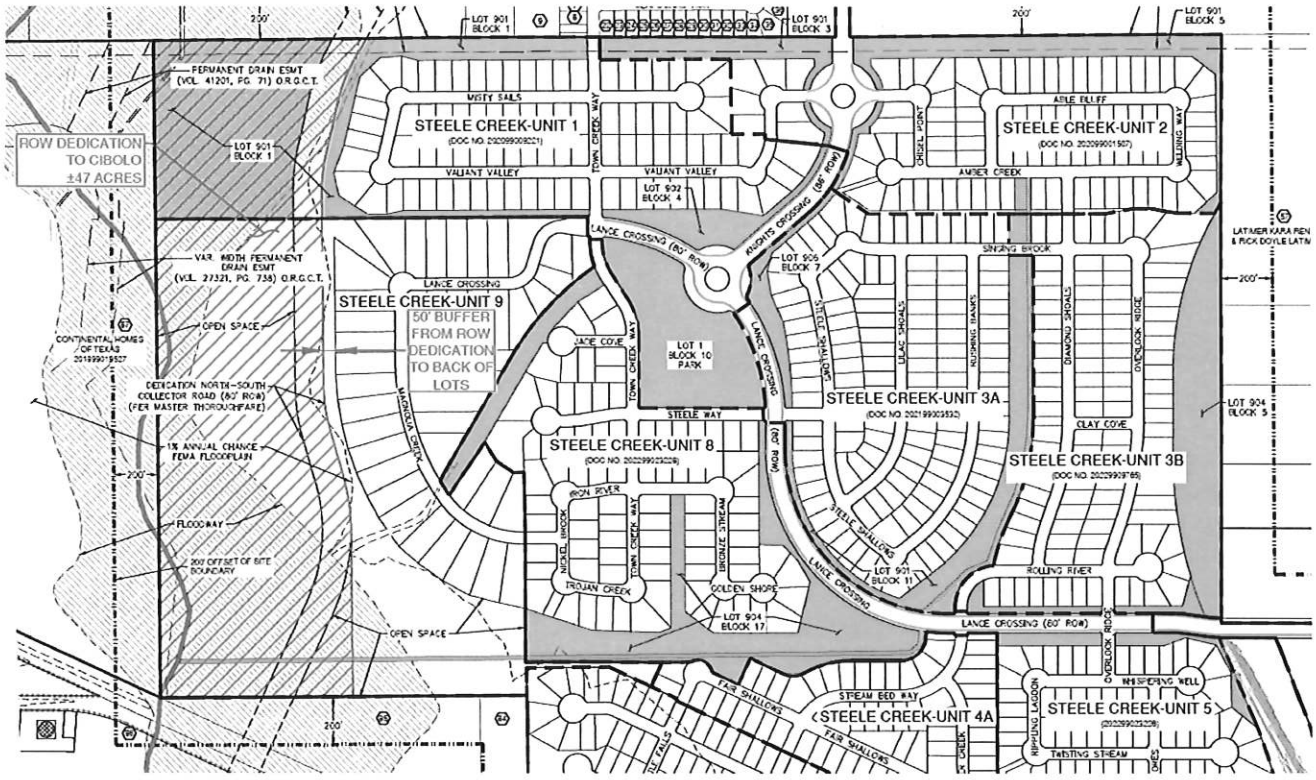
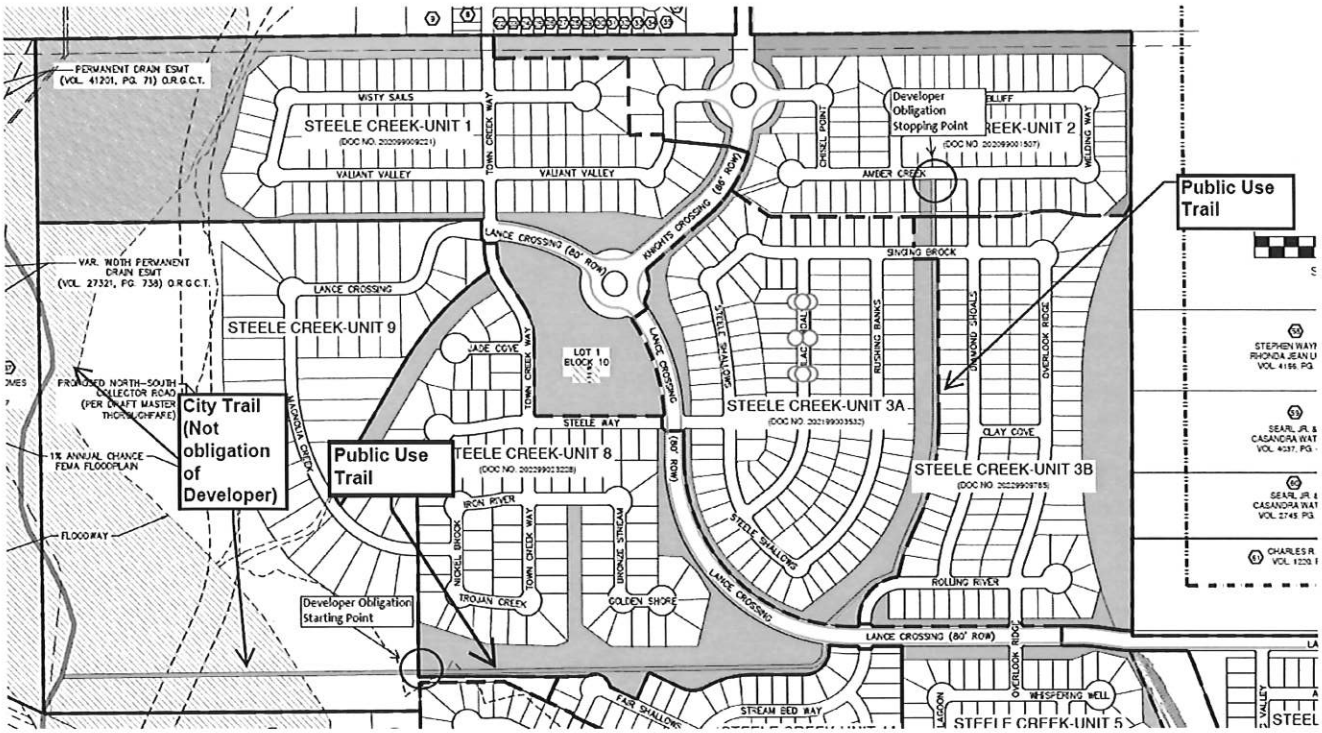


EXHIBIT "I"
Public Use Trail



ADJACENT PROPERTY SUMMARY

PROPERTY	OWNER	VOLUME	PAGE
4	TRAN KHIEM THANH	2021-99019339	
5	TRAN KHIEM THANH	2021-99019339	
6	KEENAN J MOORE	2633	111
7	AGUILERA HECTOR	202099030644	
8	OLDHOMCADE CANNON & MORGAN GRACE LPOD SSE	2617	621
9	CITY OF CIBOLO	7	209-210
10	BRADLEY MCBRIDE JR.	2015008072	
11	LEAL MATTHEW VINCENT & AMANDA BRADY LEAL	202199033095	
12	SFR TEXAS ACQUISITION 3 LLC	202299020039	
13	SOKNARA BUN KUCH	2014017088	
14	AIJON RAZON GIANAN	2596	1014
15	INDUS MONTAGES TX LLC	202299013665	
16	JAY M. LOHMER	3025	400
17	JOSEPH & DAWN R COLLINS	2629	429
18	ABRAMS CAMILLE	201999016219	
19	KNAPP JARROD REED & KRISTINA ANN	202299004454	
20	VALANTE JANSEN & JACQUELIN PLAZA	202199014298	
21	GABRIEL & APRIL N ROSAS	4087	790
22	JAMES E SANCHEZ & GABRIELA JIMENEZ -SANCHEZ	2017017482	
23	MIGUEL & KATHIA A FLORES	2737	292
24	DEMARCUS JACKSON	2821	917
25	RALPH LOGAN & MICHELLE BROWN	2845	569
26	ROY SAIZ JR & NGOC-DIEM THI DUONG	2017020554	
27	CADY CHRISTOPHER AND RACHEL M	201899021588	
28	SCOTT A SIMPSON	2747	676
29	ANESI M & RHONDA TUUFULI	2526	158
30	FLICKINGER LEVI & JESSICA	202299021973	
31	GREEN CARMEN & DAVID CLAY	202199029918	
32	IVORY CHARLES ASHBY	2689	736
33	PRITTERS TRISTYN & RUSSELL PRITTERS III	202399029281	
34	WALTERS SHANE	202099023515	
35	WESTENDORF ALEX THOMAS	202299035686	
36	ANDREW FOX	2016009439	
37	SFR PROPERTY OWNER 3 LLC	202299015379	
38	GREGORY & MONIQUE A MCCLAIN	13295	703
39	RICARDO & DELMA SANTA CRUZ	2386	150
40	WANDER JUSTIN	202299000549	
41	TESCH JOSHUA & BRITTANY	202299017564	
42	THOMAS M & LISA L HAAG	2469	275
43	VERONICA LOPEZ	2400	760
44	LIZBETH ANGUIANO	2427	924
45	ALVA ALAN	202199022702	
46	DIRKES LAURANCE	202399028413	
47	MULTIPLE OWNERS	----------	
48	STEPHEN & DEENA KILPATRICK	2435	451
49	DINO & MARIA LAURENTI	2427	971
50	JOHN PATRICK & TONYA ROSE MARS	2018000201	
51	JUAN & DANIELLE VILLAREAL	2637	963
52	RICHTER ANTHONY KEYE & MELISSA AREND	202199031293	
53	VERTURO LAND ASSET 4 LLC	202299013410	
54	CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF THE LATTER DAY SAINTS	3175	558
55	30 ASSOCIATES LTD	2015017573	
62	TOLLE FAMILY FARM LLC	202499012878	
63	JAMES A & MISTY HESTER	2129	982
64	JAMES A HESTER II	4006	225
65	MARY J HESTER	556	783
66	JAMES A HESTER ESTATE	DEATH CERT - 2170164	
67	JAMES A HESTER ESTATE	DEATH CERT - 2170164	
68	MALCOLM MACLAUCHLAN	2619	174
69	GONZALEZ WALBERTO	202299026217	
70	MALCOLM H MACLAUCHLAN	2940	846
75	ESTATE OF CHARLES C TROYER	DEATH CERTIFICATE	
76	COUNTRY LANE MOBILE ESTATES, LLC	2015013580	
78	MGT PROPERTIES LLC	201999005215	
79	UNVARYING QUALITY	202099037072	
80	DAVID W & LAUREL L CALE	2626	872
83	GPM CITXOO1 LLC	202199038702	
84	CENTI PAUL J & ERIKA	201899022809	
85	CENTI PAUL J & ERIKA	201899022809	
86	CITY OF CIBOLO	1262	712

LEGAL DESCRIPTION

411.584 ACRES OF LAND BEING OUT OF THE GERONIMO LEAL SURVEY NO. 85, ABSTRACT NO. 210 AND THE DAVID MILLER SURVAY NO. 87, ABSTRACT NO. 226, IN THE CITY OF CIBOLO, GUADALUPE COUNTY, TEXAS, AND BEING A PORTION OF THAT CERTAIN CALLED 310.989 ACRES OF LAND, AS DESCRIBED IN VOLUME 1302, PAGES 593-596, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS AND A PORTION OF THAT CERTAIN TRACT OF LAND CONVEYED TO JANET SCHUBERT SKINNER, ET AL, AS DESCRIBED IN DOCUMENT NUMBER 2015025575, OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS.

PARKLAND SUMMARY:

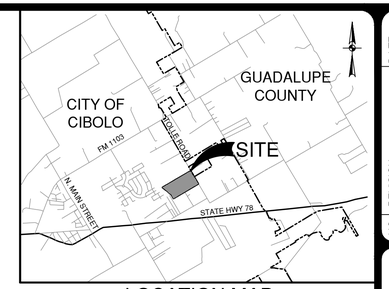
PARKLAND SPACE REQUIREMENTS:
TOTAL PARKLAND DEDICATION FOR THE TRACT SHALL BE A MINIMUM OF 8% OF SINGLE FAMILY AND MULTI-FAMILY USE ACREAGE PER UDC SECTION 16. TOTAL PARKLAND DEDICATION MAY BE MET BY PARKLAND DEDICATION, CASH CONTRIBUTIONS, PARK IMPROVEMENTS, AND/OR OTHER CREDITS AS AGREED TO BY THE DEVELOPER AND THE CITY OF CIBOLO TO BE FURTHER DEFINED IN THE LAND USE STUDY OR DEVELOPMENT AGREEMENT.

REQUIRED PARKLAND SPACE:
411.584 ACRES X 8% = 32.93 ACRES OF PARKLAND SPACE REQUIRED

PARKLAND SPACE PROVIDED:
52.05 ACRES

NOTES

1. SITE IS LOCATED WITHIN THE CITY OF CIBOLO.
2. THE SUBJECT TRACT IS CURRENTLY IN DEVELOPMENT.
3. PER FEMA FLOOD MAP PANEL 48187C0230F A PORTION OF THE SITE IS WITHIN THE LIMITS OF THE 1% ANNUAL CHANCE FLOODPLAIN. LOTS WITHIN THE 1% ANNUAL FLOOD CHANCE ARE CONDITIONALLY APPROVED PENDING A LETTER OF MAP REVISIONS (LOMR).
4. THERE ARE NO KNOWN ENVIRONMENTALLY SENSITIVE AREAS RELATIVE TO WETLANDS, ENDANGERED OR OTHERWISE LISTED SPECIES, ARCHAEOLOGICAL INDICATORS, SOILS, OR SLOPE ANALYSIS.
5. A TREE SURVEY SHOWING EXISTING HERITAGE AND PROTECTED TREES WILL BE SUBMITTED ON A UNIT-BY-UNIT BASIS PER AGREEMENT WITH THE CITY.
6. SITE ZONING: SF-1, SF-2, & SF-3, PER ORDINANCE #1230.
7. LOT STANDARDS ARE PER UDC #1048 (PRE 2018 UPDATES)
8. SANITARY SEWER, WATER, & UTILITY INFORMATION LOCATIONS ARE APPROXIMATE AND LOCATIONS NEED TO BE FIELD VERIFIED.
9. ORDER OF PLATTING APPROXIMATE AND SUBJECT TO CHANGE.
10. ALL STREET LOCATIONS ARE SUBJECT TO CHANGE AND WILL BE FINALIZED DURING THE PLATTING PROCESS.
11. ALL PROPOSED STREETS ARE DESIGNATED AS "LOCAL A" (50' RIGHT OF WAY) UNLESS OTHERWISE NOTED.
12. RIGHT OF WAY RESERVATION CROSSING PROPERTY RESERVED FOR PURCHASE FOR FUTURE EXTENSION OF FM 1103 TOLLWAY BY OTHERS.
13. RIGHT IF WAY RESERVATION TO N MAIN ST RESERVED FOR PURCHASE FOR ROADWAY EXTENSION BY OTHERS.
14. RIGHT OF WAY DEDICATION ALONG EAST PROPERTY LINE TO BE DEDICATED AT THE TIME OF PLATTING OF LANCE CROSSING.
15. ACCESS TO TOWN CREEK WAY TO BE LIMITED TO EMERGENCY VEHICLES ONLY.
16. OPEN SPACE WILL BE OWNED AND MAINTAINED BY HOMEOWNERS ASSOCIATION.
17. A LEVEL 3 TRAFFIC IMPACT ANALYSIS WILL BE REQUIRED FOR THIS SUBDIVISION PRIOR TO THE PLATTING OF THE FIRST UNIT.
18. THE CONNECTION TO THE TOLLE TO MUST BE CONSTRUCTED BY THE COMPLETION OF THE 200TH HOME, UNLESS OTHERWSE NOTED.
19. PUBLIC IMPROVEMENTS AND PHASING WILL BE DETERMINED IN A PIA TO BE APPROVED BY CITY COUNCIL.
20. PROPOSED PUBLIC USE TRAILS SHALL BE A MINIMUM OF 8' WIDE.



LOCATION MAP
NOT-TO-SCALE

DATE PREPARED: 12/11/2024

LEGEND

- SITE BOUNDARY
- CITY LIMIT BOUNDARY
- EXISTING LIFT STATION
- EXISTING RAIL ROAD TRACKS
- FUTURE PUBLIC-USE TRAILS (BY CITY)
- PROPOSED PUBLIC-USE TRAILS (BY DEVELOPER)
- 6' SIDEWALK ALONG MAJOR STREETS
- EXISTING ZONING BOUNDARY
- EXISTING DEED LINE
- PROPOSED PHASE BOUNDARY
- PROPOSED MAJOR THOROUGHFARE
- FLOODWAY
- PROPOSED OPEN SPACE

0' 300' 600' 900'
SCALE: 1"= 300'

UNIT	LAND USE TYPE	PLATTING ORDER	MAX. LOT COVERAGE	MAX. DENSITY	LOT COUNT	ACREAGE
1	MEDIUM DENSITY RESIDENTIAL (SF2)	2	50%	4	88	34.50
2	MIXED DENSITY RESIDENTIAL (SF3)	1	60%	5.5	86	53.17
3A	MIXED DENSITY RESIDENTIAL (SF3)	3	60%	5.5	129	36.81
3B	MIXED DENSITY RESIDENTIAL (SF3)	4	60%	5.5	103	32.42
4A	MIXED DENSITY RESIDENTIAL (SF3)	9	60%	5.5	59	15.10
4B	MIXED DENSITY RESIDENTIAL (SF3)	11	60%	5.5	117	27.69
5	MIXED DENSITY RESIDENTIAL (SF3)	5	60%	5.5	59	15.61
6	MIXED DENSITY RESIDENTIAL (SF3)	7	60%	5.5	111	30.22
7	MIXED DENSITY RESIDENTIAL (SF3)	12	60%	5.5	3	18.19
8	MEDIUM DENSITY RESIDENTIAL (SF2)	6	50%	4	83	40.45
9	LOW DENSITY RESIDENTIAL (SF1)	10	35%	2	41	70.23
10	MIXED DENSITY RESIDENTIAL (SF3)	13	60%	5.5	40	19.73
	LANCE CROSSING	8	N/A	N/A	0	2.43
	TOTAL				919	396.55

DEVELOPER:
DR HORTON, INC.
211 N. LOOP 1604 E, SUITE 130
SAN ANTONIO, TX 78232
CONTACT PERSON: LESLIE OSTRANDER

CIVIL ENGINEER:
PAPE-DAWSON CONSULTING ENGINEERS, LLC.
CONTACT PERSON: REBECCA CARROLL, P.E.
2000 NW LOOP 410
SAN ANTONIO, TX 78213
TEL: (210) 375-9000
FAX: (210) 375-9000

NO. REVISION DATE

PAPE-DAWSON ENGINEERS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028800

STEELE CREEK
CIBOLO, TEXAS
LAND STUDY
PROPOSED USE AND DEVELOPMENT

PLAT NO. ____
JOB NO. 12629-00
DATE DECEMBER 2024
DESIGNER SS
CHECKED ____ DRAWN SS
SHEET ____

Date: September 28, 2023, 4:54 PM - User ID: ssepulveda
File: P:\126\29\00\design\Exhibits\240829 d1 Land Use Study.dwg

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City of Cibolo

City Council Regular Meeting Staff Report

C. Discussion/Direction on the Venado Crossing Development (Mayor Latimer)

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Discussion/Action Item: 13C.

From
Wayne Reed, City Manager

PRIOR CITY COUNCIL ACTION:

N/A

BACKGROUND:

The City's Building Inspections Department has approved building plans for the Venado Crossing Amenity Center. The permit was issued on March 5th. However, the developer has not started construction.

The approved Venado Land Study is attached.

The following table is a list of all eight (8) units in Venado Crossing and the status of the City's preliminary acceptance and final acceptance of infrastructure. Based on this information, the City has not approved final acceptance of infrastructure in any unit accepted any unit (phase) at this time.

Unit	Final Plat Approval	Plat Recordation	Acceptance of Public Infrastructure	# of Lots
1	8/9/2017	10/15/2019	05/26/2020 (Preliminary Acceptance)	83
2	7/14/2021	4/20/2023	08/22/2023 (Preliminary Acceptance)	56
3	5/13/2020	5/3/2021	10/26/2021 (Preliminary Acceptance)	67
4 - Original Final Plat application	6/27/2023	Expired	Submitted to City Engineer	64
4 - New Final Plat application (8-07-25 applied, P&Z date approval 10-8-25…)	25-Nov	1/2/2026		64
5	3/12/2024	1/16/2026	Submitted to City Engineer	48
6	06/24/2025*	Approved by operation of law (no recordation date/mylar on file)		76
7				78
8				57

STAFF RECOMMENDATION:

N/A

FINANCIAL IMPACT:

N/A

MOTION(S):

N/A

Attachments

Venado Crossing Land Study Amendment Approved.pdf

VENADO CROSSING SUBDIVISION
LAND STUDY MDP AMENDMENT

CIBOLO, TEXAS
GUADALUPE COUNTY

DATE PREPARED: MARCH 29, 2022

LEGAL DESCRIPTION:
BEING 177.27 ACRES OF LAND BEING APPROXIMATELY 174.12 ACRES OUT OF THE GERONIMO LEAL SURVEY AND APPROXIMATELY 3.1 ACRES OF LAND OUT OF THE JOSEFA DE CORTINAS SURVEY IN GUADALUPE COUNTY, TEXAS AND BEING THE RESIDUE OF A CALLED 200.895 ACRE TRACT OF LAND AS DESCRIBED IN A DEED FROM REITMEYER INVESTMENTS HOLDING COMPANY, LTD., TO REITMEYER INVESTMENTS, LTD., A TEXAS PARTNERSHIP, RECORDED IN VOLUME 1312, PAGE 133, OF THE OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS. SAID 200.895 ACRES BEING COMPRISED OF ALL THAT 70.41 ACRE TRACT OF LAND AS DESCRIBED IN A DEED BY ALMA SCHRAUB TO ALFRED SCHRAUB BY DEED DATED JULY 13, 1963 AND RECORDED IN VOLUME 358, PAGE 26-29 OF THE DEED RECORDS OF GUADALUPE COUNTY, TEXAS, ALL OF THAT 62.23 ACRE TRACT OF LAND AS DESCRIBED IN A DEED BY GEORGE SCHRAUB, ET AL TO ALFRED SCHRAUB, ET UX BY DEED DATED MARCH 31, 1945 AND RECORDED IN VOLUME 209, PAGE 277 OF THE DEED RECORDS OF GUADALUPE COUNTY, TEXAS, THE GREATER PART OF THAT CERTAIN 66 ACRE TRACT DESCRIBED IN A DECREE OF PARTITION FROM WILHELMINA SCHRAUB DATED DECEMBER 21, 1910 AND RECORDED IN VOLUME 35, PAGES 483-488 OF THE DEED RECORDS OF GUADALUPE COUNTY, TEXAS, AND THE GREATER PART OF THAT CERTAIN 7.69 ACRE TRACT AS DESCRIBED IN A DEED FROM WILHELMINA SCHRAUB, WIDOW OF WILLIAM SCHRAUB TO ALFRED SCHRAUB BY DEED DATED DECEMBER 14, 1927 AND RECORDED IN VOLUME 95, PAGE 482 OF THE DEED RECORDS OF GUADALUPE COUNTY, TEXAS. TITLE TO SAID 200.895 ACRE TRACT CONVEYED TO LILLIE AMANDA SCHRAUB, WIDOW OF ALFRED SCHRAUB TO DORTHY ALEXANDER AND JUSTIN HUEY BY DEED DATED JULY 14, 1973 AND RECORDED IN VOLUME 538, PAGES 313-314 OF THE DEED RECORDS OF GUADALUPE COUNTY, TEXAS, THE DESCRIPTION OF THE PROPERTY IN SAID DEED IS IN ERROR IN THAT IT DESCRIBED THE WILHELMINA SCHRAUB 200 ACRE TRACT AS DESCRIBED IN VOLUME 35, PAGES 438-488 AND NOT THE TOTAL OF THE ALFRED SCHRAUB PROPERTY.

ZONING FOR ALL PROPERTY WITHIN THE LIMITS OF THIS MASTER DEVELOPMENT IS MIXED USE PLANNED UNIT DEVELOPMENT (P.U.D.) PER ORDINANCE #1118 AND AMENDING ORDINANCE #1197.

LOCATION MAP
N.T.S.

SCALE : 1"=200'
0' 200' 400' 600'

Curve Table					
Curve #	Length	Radius	Delta	Chord	Chord Bearing
C1	297.54'	1188.28'	14°20'47"	296.76'	S23°22'13"E

Parcel Line Table		
Line #	Length	Direction
L1	169.43'	S81° 38' 23"W
L2	109.52'	S30° 38' 05"E
L3	66.29'	N84° 15' 50"E
L4	42.57'	S63° 11' 07"E
L5	66.15'	S30° 38' 05"E
L6	27.27'	S26° 48' 52"W
L7	81.67'	S30° 32' 37"E
L8	36.81'	S50° 44' 10"E
L9	486.17'	N30° 37' 51"W
L10	235.33'	S59° 46' 56"W

PHASING TABLE									
RESIDENTIAL UNIT	ZONING	TYP. LOT SIZE	AREA (ACRES)	DWELLING UNITS/LOTS	REQUIRED PARK DEDICATION (ACRES)	PRIVATE PARK LAND PROVIDED (ACRES)	PUBLIC PARK LAND PROVIDED (ACRES)	OPEN SPACE PROVIDED (ACRES)	DENSITY (DWELLING UNITS/ACRES)
1	SF-3 PUD	60' X 120'	26.68	79	2.13	0.73	3.10	1.40	2.96
2	SF-2 PUD	65' X 120'	13.50	53	1.08	0.00	0.00	0.05	3.93
3	SF-3 PUD	60' X 120'	14.94	64	1.20	0.00	0.00	0.00	4.28
4	SF-3 PUD	60' X 120'	17.93	61	1.43	0.00	1.22	0.00	3.40
5	SF-2 PUD	65' X 120'	18.44	43	1.48	0.00	1.49	7.14	2.33
6	SF-3 PUD	60' X 120'	23.02	76	1.84	0.00	2.00	5.07	3.30
7	SF-3 PUD	60' X 120'	18.91	78	1.51	0.00	0.00	0.41	4.12
8	SF-3 PUD	60' X 120'	13.98	57	1.12	0.00	1.62	0.00	4.08
				PARKLAND & FACILITIES CREDIT		N/A	2.36 *	N/A	N/A
SUB-TOTAL			147.4	511	11.79	0.73	11.79	14.07	3.47
COMMERCIAL	C-3		18.46						
MULTI-FAMILY	MF-2		7.80						
RIGHT-OF-WAY DEDICATION			3.61						
TOTAL			**177.27**						

NOTE:
** PARKLAND & FACILITIES CREDIT: 20% OF OVERALL PARKLAND DEDICATION REQUIREMENT (2.36 ACRES) IS ESTABLISHED BY THE PROPOSED 6' PUBLIC TRAIL SYSTEM.*

LEGEND

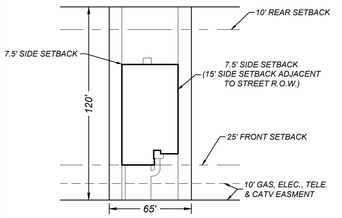
- = BOUNDARY
- = RIGHT - OF -WAY (R.O.W.)
- = PHASING LIMITS
- = SCHOOL BOUNDARY LINE
- = EXISTING CONTOURS
- = OPEN SPACE/DRAINAGE ESMT
- = PARK
- = PUBLIC GREENSPACE PRESERVED PARKLAND
- = DRIVEWAY PROJECTION ARROW

NOTES:

1. ALL INTERNAL STREETS WITHIN THE M.D.P. LIMITS ARE LOCAL STREETS, COLLECTOR STREETS OR MINOR ARTERIALS. TYPICAL SECTIONS HAVE BEEN INCLUDED ON THIS PLAN..
2. UTILITY SERVICE PROVIDED BY THE FOLLOWING ENTITIES:

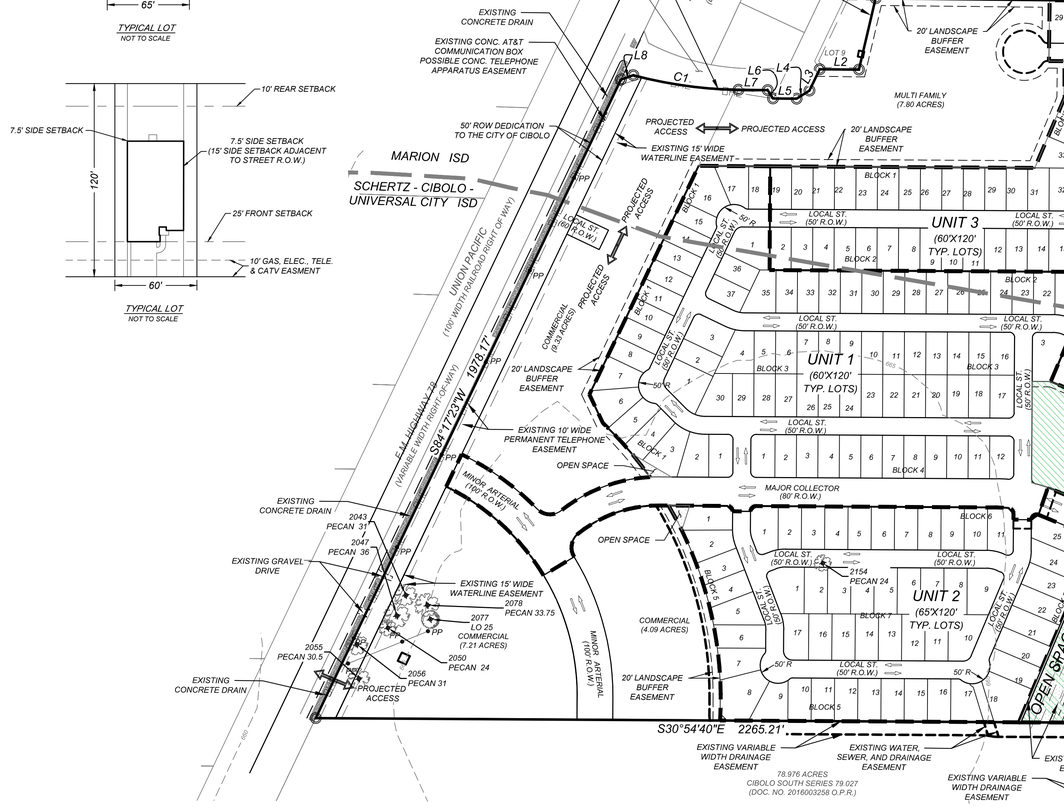
WATER SERVICE	GV SUD
SEWER SERVICE	CITY OF CIBOLO
TELEPHONE SERVICE	AT&T
CABLE TELEVISION	TIME WARNER CABLE
ELECTRIC	GVEC
GAS (IF AVAILABLE)	CENTER POINT ENERGY

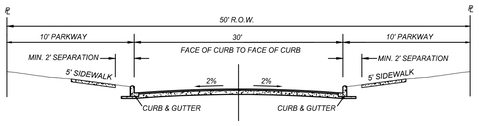
3. EXISTING LAND USE IS AGRICULTURAL
4. LOT DESIGN STANDARDS ARE PER CITY COUNCIL APPROVED REZONING ORDINANCE #1118 AND #1197.
5. A VARIABLE SIGHT CLEARANCE EASEMENT WILL BE REQUIRED AT CORNER LOTS IF THE INTERSECTION DOES NOT MEET SIGHT DISTANCE REQUIREMENTS AS DEFINED IN LATEST EDITION OF AASHTO MANUAL.
6. BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM ESTABLISHED FOR THE TEXAS SOUTH CENTRAL ZONE, NORTH AMERICAN DATUM (N.A.D.) OF 1983.
7. THE THOROUGHFARE ALIGNMENTS SHOWN ON THIS EXHIBIT ARE FOR ILLUSTRATION PURPOSES AND DO NOT SET THE FINAL ALIGNMENT. ALIGNMENT IS DETERMINED AT TIME OF FINAL PLAT.
8. ALL PRIVATE OPEN SPACE, COMMON AREAS, GREENBELTS, DRAINAGE EASEMENT ETC. ARE THE RESPONSIBILITY OF THE DEVELOPER OR ITS SUCCESSORS AND NOT THE RESPONSIBILITY OF THE CITY OF CIBOLO.
9. ADJOINERS SHOWN HEREON ARE PER CURRENT GUADALUPE COUNTY APPRAISAL DISTRICT RECORDS AND OFFICIAL PUBLIC RECORDS OF GUADALUPE COUNTY, TEXAS.
10. TRAFFIC STUDY TIA IS REQUIRED.
11. A DETAILED TREE SURVEY IS ATTACHED FOR THIS MASTER PLANNED DEVELOPMENT.



TYPICAL LOT
NOT TO SCALE

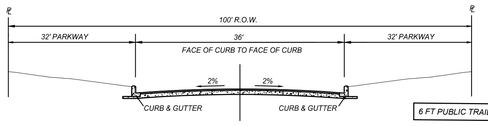
TYPICAL LOT
NOT TO SCALE





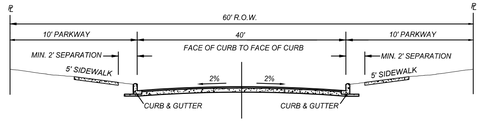
50' R.O.W. STREET SECTION - LOCAL A ST.
NOT TO SCALE

NOTES:
1) REFER TO COMPREHENSIVE PLAN
2) TREES ARE TO BE LOCATED OUTSIDE OF THE R.O.W.
3) ALL SIGNS OTHER THAN STREET SIGNS SHALL BE LOCATED OUTSIDE OF THE R.O.W.



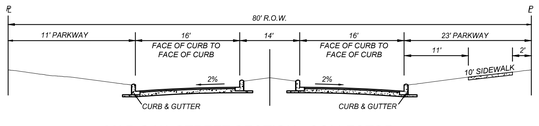
100' R.O.W. STREET SECTION - MINOR ARTERIAL
NOT TO SCALE

NOTES:
1) REFER TO COMPREHENSIVE PLAN
2) TREES ARE TO BE LOCATED OUTSIDE OF THE R.O.W.
3) ALL SIGNS OTHER THAN STREET SIGNS SHALL BE LOCATED OUTSIDE OF THE R.O.W.



60' R.O.W. STREET SECTION - LOCAL B ST.
NOT TO SCALE

NOTES:
1) REFER TO COMPREHENSIVE PLAN
2) TREES ARE TO BE LOCATED OUTSIDE OF THE R.O.W.
3) ALL SIGNS OTHER THAN STREET SIGNS SHALL BE LOCATED OUTSIDE OF THE R.O.W.



80' R.O.W. STREET SECTION - COLLECTOR
NOT TO SCALE

NOTES:
1) REFER TO COMPREHENSIVE PLAN
2) TREES ARE TO BE LOCATED OUTSIDE OF THE R.O.W.
3) ALL SIGNS OTHER THAN STREET SIGNS SHALL BE LOCATED OUTSIDE OF THE R.O.W.

ENGINEER:
KFW ENGINEERS & SURVEYING
162 W. MILL ST
NEW BRAUNFELS, TX 78130
PHONE #: (830) 220-6042
FAX #: (830) 627-9097
TBPE FIRM #: 9513
TBPLS FIRM #: 10122300

OWNER/DEVELOPER:
HDC VENADO CROSSING, LLC
100 NE LOOP 410, SUITE 1080
SAN ANTONIO, TX 78216
PHONE: (210)838-6784

KFW ENGINEERS + SURVEYING
FIRM# 9513
3421 PAESANOS PKWY, STE. 200
SAN ANTONIO, TX. 78231
PHONE#: (210) 979-8444 / FAX#: (210) 979-8441
TBPE FIRM #: 9513 / TBPLS FIRM #: 10122300

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City of Cibolo

City Council Regular Meeting Staff Report

D. Discussion/Action on Announcement of Top 3 Entries in the City of Cibolo Challenge Coin Contest (Mr. McGlothin)

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Discussion/Action Item: 13D.

From
Wayne Reed, City Manager

PRIOR CITY COUNCIL ACTION:

February 24, 2026… City Council approved Councilmember McGlothin to initiate solicitation to local businesses to participate in the proposed Cibolo Challenge Coin Scholarship program and to return to City Council with more details.

March 10, 2026… City Council approved the establishment of the Challenge Coin Contest and the City of Cibolo Scholarship.

BACKGROUND:

The City received 23 entries in the first City of Cibolo Challenge Coin contest. The City Council received a survey of these twenty-three (23) entries without recognition of the entrants' names, age, or grade.

Based on the City Council's rating of the entries, Mr. McGlothin will announce and reveal the top three (3) designs at this Council meeting.

The actual award of the scholarships is scheduled to take place at the City Council meeting on June 23,. 2026, at which time the names of the winners will be announced along with the scholarships amounts. Winners do not receive scholarship funds directly, but will request the funding at the time they are enrolled in an eligible institute of higher education and submit the City's form directing the City to transfer funds directly to the school or program.

PREVIOUSLY PROVIDED ON 3/10/26:

City Council was provided additional information regarding the following:

- What are some of the details on the overall operation of a scholarship program?
- How Will we Solicit to Local Businesses?
- How would Businesses Submit Their Donations?

PREVIOUSLY PROVIDED ON 2/24/26:

The City seeks to promote local businesses and to advance opportunities to connect our school age youth to local government. This proposed City of Cibolo Challenge Coin redesign is to showcase pride of Cibolo, build stronger partnerships with Cibolo based businesses, ignite community engagement, and provide the City of Cibolo's first scholarship opportunity exclusive for Cibolo high school students.

The City Challenge Coin design contest requirements (minimum):

- Must be a Cibolo resident enrolled in school (Grades 9-12);
- Must submit original artwork (No AI) can be hand drawn or digital; and
- Artwork for the back side of the coin only, retaining the current design on the front of the coin.

Should the City Council support moving forward, the entire City Council will rate the entries, using on-line survey and without names of the entrants. The final rating would be brought before City Council at a regular meeting for the Council to take official action and award the scholarships based on the funding received from local businesses.

This scholarship program will achieve the following for participating local businesses:

- Encourage Cibolo Businesses to Participate in Challenge Coin Scholarship;
- Empower Local Business Owners to Give Back to Cibolo Youth in Partnership with the City; and
- Opportunity for City to Promote and Recognize Participating Businesses at Award Ceremony, InCibolo Magazine, City website, and Other.

STAFF RECOMMENDATION:

No recommendation, This is a merit based scholarship and the ratings are based on Council's survey of twenty-three (23) entries that were viewed anonymously.

FINANCIAL IMPACT:

The City of Cibolo's Challenge Coin Contest is funded through the generous donations of local businesses that want to give back to the community and, specifically, promote higher education of Cibolo students (K-12). As of May 19, 2026, the City received $11,395 from local business. Minus $325 for administrative fees in processing scholarships in the future, the total award will be $11,075.

MOTION(S):

I move to approve the top three (3) Challenge Coin entries as follows:

1. First Place...
2. Second Place...
3. Third Place...

City of Cibolo

City Council Regular Meeting Staff Report

A. Settlement agreement with Texas Sterling

Meeting	Agenda Group
Tuesday, May 26, 2026, 6:30 PM	Executive Session Item: 14A.

From
Valerie Chapman, City Secretary

PRIOR CITY COUNCIL ACTION:

N/A

BACKGROUND:

N/A

STAFF RECOMMENDATION:

N/A

FINANCIAL IMPACT:

N/A

MOTION(S):

N/A