

City of San Antonio



MINUTES

Southern Edwards Plateau Habitat Conservation Plan Coordinating Committee

Tuesday, October 22, 2024

3:30 PM

**Development and Business
Services Center, 1901 S.
Alamo**

At any time during the meeting, the Southern Edwards Plateau Habitat Conservation Plan Coordinating Committee may meet in executive session for consultation with the City Attorney's Office concerning attorney client matters under Chapter 551 of the Texas Government Code.

It is the intent of the City that the presiding officer will be in attendance at this location.

3:34 P.M. Call to Order

Roll Call – Present: Ramirez, Garcia, McGlamery, Jordan
Absent: Nino, Brach

Public Comment – No public comment

Briefing and Possible Action on the following items:

Item #1

Discussion and possible action on SEP-HCP application for Forefront Living (Bella Vida) (LAND-SEP-APP24-46900009), located in the northeast corner of the intersection of La Cantera Terrace and IH-10, San Antonio, Bexar County, Texas. Staff recommends approval. (Monique Kormann, Interim Development Services Administrator, Development Services Department, (210) 207-5016. Monique.Kormann@sanantonio.gov; Jenny Blair, Blair Wildlife Consulting.)

Sabas Martinez, Senior Planner, stated this project consist of approximately 26.581 areas and is located in the northwest corner of the intersection of La Cantera Terrace and IH 10. The applicant is considering future development of the project area. As such, the applicant wishes to enroll in the SEP-HCP to mitigate impacts to the SEP-HCP Covered Species from the development activities. The project area includes 23 acres of golden-cheeked warbler (GCW) habitat and 18.2 acres of golden-cheeked warbler (GCW) habitat within 300 feet of the project area. The project area will require a total of 55.5 GCW conservation credits. The project area does not have any black-capped vireo (BCV) habitat and will not require any BCV conservation credits. The project

area is located within Karst Zone 1 a totals 26.581 acres. The project area is not located within any critical habitat units nor is it within 750-ft of any occupied features. Staff recommends approval.

Motion

A motion was made by Committee Member Garcia and was seconded by Committee Member McGlamery to approve as presented.

A verbal vote was taken, and all voted in affirmative.

MOTION PASSES

Item #2

Discussion and possible action on SEP-HCP application for DHIC – POTRANCO, LLC (LAND-SEP-APP24-46900012), located at 14690 Potranco Road, San Antonio, Bexar County, Texas. Staff recommends approval. (Monique Kormann, Interim Development Services Administrator, Development Services Department, (210) 207-5016. Monique.Kormann@sanantonio.gov; Jenny Blair, Blair Wildlife Consulting.)

Sabas Martinez, Senior Planner, stated this project consist of approximately 22.46 areas and is in at 14690 Potranco Road. The applicant is considering development of the project area and encountered various unknown voids during the construction activities. The applicant has consulted with US Fish and Wildlife and USACE. US Fish and Wildlife has determined that the applicant is to offset the unavoidable impacts to one or more of the Covered Species through the SEP-HCP and mitigate for those impacts that have already occurred to the SEP-HCP Covered Species from their development activities. The project area includes 0 acres of golden-cheeked warbler (GCW) habitat and 0 acres of GCW habitat within 300 feet of the project area. The project area does not have any black-capped vireo (BCV) habitat and will not require any BCV conservation credits. The project area is located within Karst Zone 3 a totals 22.46 acres. The project area is not located within any critical habitat units but is it within 750-ft of any occupied feature. Staff recommends approval.

Jenny Blair, Blair Wildlife Consulting, stated the applicant consulted directly with USFWS for their review of this project. US Fish and Wildlife contacted Blair Wildlife Consults about utilizing the HCP as their mitigation mechanism, therefore there was no 10% participation fee.

Motion

A motion was made by Committee Member McGlamery and was seconded by Committee Member Jordan to approve as presented.

A verbal vote was taken, and all voted in affirmative.

MOTION PASSES

Item #3

Approval of the SEP HCP Coordinating Committee Meeting Schedule for 2025.

Lauren Chavez, presented the proposed 2025 SEP HCP Meeting calendar with a statement stating If a meeting is cancelled due to lack of quorum not being met, a special meeting may be called for pending SEP items.

Motion

A motion was made by Committee Member Garcia and was seconded by Committee Member McGlamery to approve as presented.

A verbal vote was taken, and all voted in affirmative.

MOTION PASSES

Item #4

Approval of the minutes from the Southern Edwards Plateau Habitat Conservation Plan Coordinating Committee meeting on July 9, 2024.

Motion

A motion was made by Committee Member McGlamery and was seconded by Committee Member Jordan to approve as presented.

A verbal vote was taken, and all voted in affirmative.

MOTION PASSES

ADJOURNMENT

There being no further business, the meeting was adjourned at 3:44 p.m.

APPROVED

Melissa Ramirez, Chair

ATTEST:

Monique Kormann, Executive Secretary