

CITY OF SAN ANTONIO CONSERVATION ADVISORY BOARD

MINUTES

December 4, 2024

BOARD MEMBERS PRESENT

Member Name	Agency Represented
Dr. Francine Romero	<i>San Antonio Parks & Recreation Board</i>
Ms. Jessica Alderson	<i>Texas Parks & Wildlife Department</i>
Ms. Melinda Cerda for Mr. Homer Garcia	<i>COSA Parks & Recreation Dept.</i>
Mr. Brian Mast	<i>San Antonio River Authority</i>
Mr. Thomas Marsalia	<i>Edwards Aquifer Authority</i>
Mr. Scott Halty	<i>San Antonio Water System</i>
Mr. Temple (Scooter) Mangold	<i>Medina County</i>
Mr. Rader Gilleland	<i>Uvalde County</i>

STAFF PRESENT

Grant Ellis, Natural Resources Manager, Parks and Recreation
Phillip Covington, Special Projects Manager, Edwards Aquifer Protection Program (EAPP)
Susan Courage, Senior Management Analyst, EAPP
David Bernal, Management Analyst, EAPP
Victoria Shum, City Attorney, City Attorney's Office

GUESTS PRESENT

Name	Organization
David Bezanson	The Nature Conservancy
Caitlin O'Brien-Friesenhahn	The Nature Conservancy
Annette Paulin	Green Spaces Alliance
Clay Thompson	Green Spaces Alliance
Jason Plappert	Texas Parks & Wildlife Department
Mikel Wilkins	San Antonio River Authority

REGULAR BUSINESS

Meeting was called to order at 1:02 pm by Chairwoman Francine Romero. Roll call was taken by Dr. Romero.

APPROVAL OF MINUTES

Dr. Romero asked for approval of the minutes for the October 23, 2024, meeting. Mr. Scott Halty motioned for approval. Ms. Jessica Alderson seconded. Motion carried.

ITEMS OF COMMUNITY INTEREST

- Mr. Phillip Covington stated that there was a total of 184,631 acres protected by the EAPP and he presented an updated map of the protected properties under the program. He confirmed that closing had occurred on the 20-acre Hoover property on November 22, 2024 and is now part of the San Antonio Parks Department Natural Areas inventory.
- Mr. Phillip Covington stated that Stormy Night Ranch East conservation easement, also known as Stoner Ranch Division 1, was scheduled to close on December 5, 2024. Mr. Covington also stated that the TOS Ranch, also known as Stoner Ranch Division 3, would close on December 18th; however, both conservation easements would not be funded until January 2, 2025.
- Mr. Phillip Covington stated the Bryant Ranch, San Antonio Municipal Utility District No.1 Phase II and Roland Smith Ranch conservation easements would be presented for City Council consideration on December 5th on the A Session agenda. Mr. Covington also stated that Bryant Ranch and Roland Smith Ranch conservation easements would close on December 20th and the San Antonio Municipal Utility District No.1 Phase II project and Gilleland Ranch Phase II conservation easement would close later in January. Mr. Covington stated that all of the previously presented properties were projected to close before the next CAB meeting on January 22, 2025 and would bring the total to 187,343 acres protected under the program.

PUBLIC COMMENTS

There were no public comments.

INDIVIDUAL ITEMS

1. Discussion & update regarding the Morani River Ranch, Smart Ranch Phase II, and Michalak Ranch: The Nature Conservancy
 - a. Mr. David Bezanson presented the Morani River Ranch for stage 1 approval.
 - b. Mr. David Bezanson presented the Smart Ranch Phase II for stage 1 approval.
 - c. Mr. David Bezanson presented the Michalak Ranch for stage 1B approval.
2. Discussion and update regarding the Wolfe Ranch: Green Spaces Alliance
 - a. Mr. Clay Thompson presented the Wolfe Ranch for stage 2 approval.

Closed Regular Session & Opened Executive Session started at 1:26 pm.

Deliberate the purchase, exchange, lease or value of real property and discuss related legal issues pursuant to Texas Government Code Sections 551.072 (real property) and 552.071 (consultation with an attorney).

Closed Executive Session & Opened Regular Session ended at 1:29 pm.

3. Action on proposed items and acquisitions from Agenda items 1 and 2.

- Chairwoman Romero opened the floor for motions:
 - Mr. Scott Halty motioned for stage 2 approval of the Wolfe Ranch. Ms. Jessica Alderson seconded. No further discussion. Motion passed.
 - Ms. Jessica Alderson motioned for stage 1 approval of the Morani River Ranch. Mr. Rader Gilleland seconded. No further discussion. Motion passed.
 - Ms. Jessica Alderson motioned for stage 1B approval of the Michalak Ranch. Mr. Brian Mast seconded. No further discussion. Motion passed.
 - Ms. Jessica Alderson motioned for stage 1 approval of the Smart Ranch Phase II. Mr. Thomas Marsalia seconded. No further discussion. Motion passed.

4. Program fiscal report: Mr. Phillip Covington presented an updated copy of the program expenditure report which reflected the projects that had previously gone to City Council and had been approved to date including the properties on the December 5th City Council meeting agenda. Mr. Covington also stated that approximately \$23.5 million for acquisitions had been approved and would be expended before the next CAB meeting in January. Mr. Covington provided an updated expense tracker report which reflected the Stoner Ranch Divisions 1 and 3 scheduled closings in December with funding scheduled in January and the Roland Smith Ranch, Bryant Ranch and SA MUD No. 1 Phase II scheduled for City Council consideration on December 5th. Mr. Covington also stated that Roland Smith Ranch and Bryant Ranch conservation easements were scheduled to close on December 20th and the SA MUD No. 1 Phase II project and Gilleland Ranch Phase II conservation easements would close in January.

5. Monitoring Report: Mr. David Bernal presented a quarterly conservation easement monitoring report.

6. Report, Discussion and Action regarding Agenda and Date for upcoming CAB meeting:

January 22, 2025, at 1:00 pm, at San Antonio River Authority, 100 E. Guenther Street.

Adjournment at 1:36 pm.