

CITY OF SAN ANTONIO CONSERVATION ADVISORY BOARD

MINUTES

December 1, 2021

BOARD MEMBERS PRESENT

Member Name	Agency Represented
Dr. Francine Romero	<i>San Antonio Parks & Recreation Board</i>
Ms. Jessica Alderson	<i>Texas Parks & Wildlife Dept.</i>
Mr. Homer Garcia	<i>COSA Parks & Recreation Dept.</i>
Mr. Brock Curry	<i>Edwards Aquifer Authority (EAA)</i>
Mr. Robert Puente	<i>San Antonio Water System (SAWS)</i>
Mr. Rogelio Garcia	<i>Greater SATX</i>
Dr. Russell Persyn	<i>Medina County</i>

STAFF PRESENT

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

GUESTS PRESENT

Name	Organization
David Bezanson	The Nature Conservancy
Jeff Francell	The Nature Conservancy
Doug Dillow	Green Spaces Alliance
Clay Thompson	Green Spaces Alliance
Patricia Seidenberger	San Antonio Conservation Society

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 27, 2021, meeting. Mr. Brock Curry asked for revision of the minutes. Mr. Robert Puente motioned for approval of the minutes with revisions. Dr. Russell Persyn seconded. Dr. Romero abstained. Minutes approved. Motion carried.

ITEMS OF COMMUNITY INTEREST

- Mr. Phillip Covington stated that the Headwaters Ranch conservation easement closed on November 5, 2021. He also stated that the total acreage protected under the program after closing was 168,534 acres.
- Mr. Covington stated that both the Middle Verde Ranch and High Places Ranch conservation easements were approved by City Council November 18, 2021. He also stated that both those conservation easements were to close later in the month and that would bring a total of 172,553 acres protected under the Edwards Aquifer Protection Program before the end of the calendar year.
- Mr. Covington stated that Land Acquisition Team (LAT) solicitation would be released early next year. He also stated that the current contracts with The Nature Conservancy (TNC) and Green Spaces Alliances (GSA) would expire upon the expenditure of the remaining 2015 Proposition I funds and applications for LAT services would be called upon by the end of January 2022. Mr. Covington stated that the solicitation would be presented to the Audit & Accountability Committee on December 6th and with their approval the solicitation would be released mid-January 2022 with a target of presenting to the City Council by mid-year.

CITIZENS TO BE HEARD

No citizens to be heard.

INDIVIDUAL ITEMS

1. Discussion & update regarding Manteufel and Curd Ranches: Green Spaces Alliance
 - a. Mr. Clay Thompson presented an update on the Manteufel Ranch.
 - b. Mr. Thompson presented an update on the Curd Ranch.
2. Briefing on proposed sewage infrastructure options for Guajolote Ranch residential development project: City Staff
 - a. Mr. Phillip Covington provided a briefing on the 1,160-acre Guajolote Ranch development located over the Edwards Aquifer Contributing Zone in NW Bexar County north of Grey Forest and near several protected EAPP properties. Mr. Covington stated that the property would be developed for construction of approximately 3,000 residential single-family homes. He also stated that the developer had proposed to construct an on-site sewage treatment facility due to the property being located outside of the current SAWS sewer service area or Certificate of Convenience and Necessity (CCN) and versus seeking sewage service from SAWS. Mr. Covington presented an overview of four proposed sewer

treatment options for the project which included multiple new lift stations, an oversized gravity sewer main, an on-site sewage water treatment plant and septic tank systems. Mr. Covington stated that SAWS staff would present the four different options to the San Antonio Water System Board of Directors for further discussion on December 7th.

Closed Regular Session & Opened Executive Session did not occur.

3. 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 did not occur.

4. Action on proposed items and acquisitions from Agenda items 1, & 3.
 - No actions were proposed.
5. Program fiscal report: Mr. Phillip Covington presented an updated spending plan to reflect the approval of Middle Verde Ranch and High Places conservation easements by the City Council on November 18, 2021 and the closing of the Headwaters Ranch conservation easement. He also stated that the updated expenditure report reflected the closing of the Middle Verde Ranch and High Places Ranch conservation easements as approved by City Council. Mr. Covington stated there were some due diligence expenses reflected on the updated expense tracker and highlighted that the Middle Verde Ranch and High Places Ranch conservation easements were approved by City Council. Mr. Covington also stated that next projects that would be presented to City Council would be the Galewsky, Kolinek and Pearce properties which were approved at the September CAB meeting.
6. Monitoring status report: Ms. Susan Courage stated that the monitoring site visits were almost done for the year. She also stated that the annual EAPP/EAA monitoring meeting would occur where monitoring and end of the year topics would be discussed.
7. Report, Discussion, and Action regarding Agenda and for the next CAB meeting – January 26, 2021, at 1:00 pm, at the San Antonio River Authority.
8. Adjournment at 1:46 pm.