



STAFF REPORT
City of Dripping Springs
PO Box 384
511 Mercer Street
Dripping Springs, TX 78620

Submitted By: Laura Mueller, City Attorney

Council Meeting Date: August 19, 2025

Agenda Item Wording: **Approval of an Ordinance of the City Council of the City of Dripping Springs, Texas accepting and approving an Annual Service Plan Update to the Service and Assessment Plan and an updated Improvement Area #1 and Improvement Area #2 Assessment Rolls for the Heritage Public Improvement District; making and adopting findings; providing a cumulative repealer clause; and providing an effective date.**

Agenda Item Requestor: P3Works, LLC

Summary/Background: The Heritage project is approximately 189 acres located in the heart of Dripping Springs. The Heritage Public Improvement District was created pursuant to the PID Act on November 14, 2017 by the City Council to finance certain Authorized Improvements for the benefit of the property in the District.

On June 6, 2023, the City approved the 2023 SAP for the District which approved the levy of Assessments for Assessed Property within Improvement Area #1 of the District and approved the Assessment Roll.

On September 17, 2024, the City approved the 2024 Amended and Restated Service and Assessment Plan (2024 SAP) for the District which approved the levy of the of Assessments for Assessed Property within Improvement Area #2 of the District, approved the Assessment Roll, and served to amend and restate the 2023 SAP

Pursuant to the PID Act, the 2024 SAP must be reviewed and updated annually.

On July 2, 2025, the City approved the update to the SAP.

The document associated with this Ordinance is the Annual Service Plan Update for 2025.

The 2025 Annual Service Plan Update also updates the Assessment Roll for 2025 along with providing updates on the status of improvements and home

sales. No new Assessments are associated with this Annual Service Plan Update which serves as a routine update, with no major changes.

**Recommended
Council Actions:**

Approval of the Ordinance.

Attachments:

2025 Annual Service Plan Update.

Next Steps/Schedule:

If approved the Ordinance must be recorded in the real property records of Hays County within 7 calendar days.

State of Texas: No limit.