

RESOLUTION NO. 25-____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEON VALLEY, TEXAS, GRANTING THE APPROVAL OF A PETITION FOR PRELIMINARY ACCEPTANCE OF PUBLIC IMPROVEMENTS AT THE SENECA TRAILS PHASE I SUBDIVISION, LOCATED AT 6518 SAMARITAN DRIVE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Chapter 212 of the Texas Local Government Code empowers cities to enact subdivision regulations and provide for their administration, enforcement, and amendment; and

WHEREAS, in accordance with such powers, the City Council adopted Chapter 10 Subdivision Regulation, Division 6 Subdivision Standards to provide for orderly development of property within the City, to promote the public health, safety, and welfare of the residents of the City; and

WHEREAS, Section 10.02.252 provides that the city engineer, or his authorized representative, shall review all subdivision plats and designs for public improvements and inspect all subdivision site work for conformance to city regulations; and

WHEREAS, the City Council has found that the request meets the criteria established by Section 10.02.252 of the City Code for granting Preliminary Acceptance of Public Improvements; and

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LEON VALLEY, TEXAS:

SECTION 1. The Leon Valley City Council hereby grants Preliminary Acceptance of Public Improvements from the regulations found in LVCC Chapter 10 Subdivision Regulation, Division 6 Subdivision Standards, Section 10.02.252 Inspections and Charges, Subsection (d)(1)(e) in which the developer shall cause the public improvement(s) within the development to be maintained in good condition for a period of 12 months from the date of preliminary acceptance by the city. The warranty shall include defects in materials and workmanship, and soil shifting at 6518 Samaritan Drive.

SECTION 2. Findings. City Council grants Preliminary Acceptance of Public Improvements according to the request and makes the following findings as prescribed by Section 10.02.252 of the City Code: The city engineer has inspected all subdivision site work for conformance to city regulations.

SECTION 3. Expiration. The Preliminary Acceptance of Public Improvements shall expire in 12 months.

SECTION 4. Recitals. The recitals contained in the preamble hereof are hereby found to

be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the Council.

SECTION 5. Conflicts. All Resolutions and codes, or parts thereof, which are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such conflict, and the provisions of this Resolution shall be and remain controlling as to the matters resolved herein.

SECTION 6. Savings. That all rights and privileges of the City are expressly saved as to any and all violations of the provision of any Resolutions repealed by this Resolution which have accrued at the time of the effective date of this Resolutions; and, as to such accrued violation and all pending litigation, both civil and criminal, whether pending in court or not, under such Resolutions, same shall not be affected by this Resolution but may be prosecuted until final disposition by the courts.

SECTION 7. Severability. This Resolution is not severable.

SECTION 8. TOMA compliance. It is officially found, determined, and declared that the meeting at which this Resolution is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Resolution, was given, all as required by Chapter 551, as amended, Texas Government Code.

SECTION 9. Effective date. This Resolution shall be effective upon the date of final adoption hereof and any publication required by law.

PASSED, ADOPTED AND APPROVED by the City Council of the City of Leon Valley this the 16th day of December, 2025.

APPROVED

CHRIS RILEY
MAYOR

Attest:

SAUNDRA PASSAILAIGUE
City Secretary, TRMC

Approved as to Form:

ARTURO D. 'ART' RODRIGUEZ
City Attorney