

MINUTES

REGULAR CITY COUNCIL MEETING

Monday, June 23, 2025 @ 6:00PM

City Council Chambers, 1600 Avenue M Hondo, Texas

1. Call to order.

Mayor McAnelly called the meeting to order at 6:00 p.m.

2. Quorum check.

**Mayor John McAnelly Jr., Councilman Brett Williams, Councilman Joe Claire,
Mayor Pro Tem Jose "Porky" Ytuarte, Council Woman Makenna Lange**

Absent: Council Woman Rachel Ramirez

**Staff Present: City Manager John Naron, City Attorney Mike McCann,
Administrative Assistant Stephanie Velasquez, Public Relations & Recreation
Director Jamie Kindred, IT Manager Josh Rodriguez, IT Support Specialist Nick
Deleon, Development Services Manager Uche Echeozo**

3. Invocation by Mayor John McAnelly.

4. Pledge of Allegiance.

5. Citizens'/Public Comments: *Persons who desire to address the City of Hondo City Council will be received at this time. Those persons wishing to speak should complete a Public Comment Form and submit it to the City Secretary prior to the meeting. If the speaker wishes to comment on a particular agenda item, then the speaker should indicate such item(s) to on the form. Public comment is limited to 3 minutes per speaker. Speakers must conduct themselves in a civil manner. In accordance with the Texas Open Meetings Act, the City of Hondo City Council cannot deliberate or take action on items not listed on the meeting agenda.*

No Citizens'/Public Comments

CONSENT

The Consent Agenda is considered self-explanatory and will be enacted by the Council with one motion. There will be no separate discussion of these items unless they are removed from the Consent Agenda upon the request of the Mayor or a Council member.

**Councilman Williams moved to approve items 6,7, and 8 on the Consent agenda;
seconded by Councilman Ytuarte. Motion passes unanimously.**

6. Consideration and approval of the April 28, 2025 Regular City Council Minutes. (Rebekah Dolphus, City Secretary)

7. Consideration and approval of the May 12, 2025 Regular City Council Minutes. (Rebekah Dolphus, City Secretary)

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8. CONSIDERATION AND APPROVAL OF RESOLUTION NO. 456-25 OF THE CITY COUNCIL OF THE CITY OF HONDO, TEXAS, SUPPORTING THE CITY OF HONDO'S APPLICATION TO THE TEXAS DEPARTMENT OF TRANSPORTATION'S 2025 TRANSPORTATION ALTERNATIVES SET-ASIDE (TA) CALL FOR PROJECTS.

OTHER BUSINESS

9. Discuss and consider action to accept bids for the sale of three real property tracts, authorize the City Manager to negotiate the sale contract, and execute the sale contract, deeds, and all documents necessary to complete the transaction and deed transfer concerning the following three real property tracts. (John Naron, City Manager)

A. RFB #25-002 - 6.0 Acre Tract of land situated within the Corporate Limits of the City of Hondo, in Medina County, Texas, out of Survey No. 157, Abstract No. 360, L. Esser, original Grantee, being a portion of that certain 3517.90 acres of land, more or less, described in a Deed without Warranty to the City of Hondo from the United States of America, dated July 16, 1948, as recorded in Volume 144 on Page 72 of the Deed Records of Medina County, Texas, and a portion of that certain 448.952 acre tract of land described in a Deed of Release to the City of Hondo from the United States of America, acting by and through Manager, Airports Division, Southwest Region, Federal Aviation Administration Department of Transportation, dated November 13, 1985, as recorded in Volume 23 on Page 705 of the Official Public Records of Medina County, Texas.

B. RFB #25-003 - 20.373 Acre Tract of land situated within the Corporate Limits of the City of Hondo, in Medina County, Texas, out of Survey No. 157, Abstract No. 360, L. Esser, original Grantee, being a portion of that certain 3517.90 acres of land, more or less, described in a Deed without Warranty to the City of Hondo from the United States of America, dated July 16, 1948, as recorded in Volume 144 on Page 73 of the Deed Records of Medina County, Texas, and being a portion of that certain 448.952 acre tract of land described in a Deed of Release to the City of Hondo from the United States of America, acting by and through Manager, Airports Division, Southwest Region, Federal Aviation Administration Department of Transportation, dated November 13, 1985, as recorded in Volume 23 on Page 706 of the Official Public Records of Medina County, Texas.

C. RFB #25-004 - 35.86 Acre Tract of land being situated in the City of Hondo in Medina County, Texas, being approximately 20.95 Acres out of Survey No. 155, Abstract 358, L. Esser, original grantee and approximately 14.91 Acres out of Survey No. 157, Abstract No. 360, L. Esser, original grantee, and being out of a 3517.90 Acre Tract conveyed from the United States of America to the City of Hondo by deed dated July 16, 1948, and recorded in Volume 144, Page 73 of the Deed Records of Medina County, Texas.

Mr. Naron presented the only bid received, submitted by D.R. Horton Builders, for the combined purchase of all three tracts:

- **RFB #25-002 – \$120,000**
- **RFB #25-003 – \$407,200**
- **RFB #25-004 – \$717,000**

MINUTES
REGULAR CITY COUNCIL MEETING
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Total bid amount: \$1,244,200, contingent upon acceptance of all three bids. Councilman Ytuarte requested that a timeline be included in the contract. The builder proposed closing on the land in October 2025, site work to begin in November 2025, and the construction of the first home to start by December 2026. Final contract terms, including the timeline, will be negotiated and brought back to Council for approval.

Councilman Ytuarte moved to accept the bids for RFB #25-002, RFB #25-003, and RFB #25-004, and to authorize the City Manager to negotiate the sale agreement and bring it back to City Council for final approval; seconded by Councilman Williams. Motion passes unanimously.

10. Adjourn.

Councilman Williams moved to adjourn; seconded by Councilman Ytuarte. Motion passes unanimously.

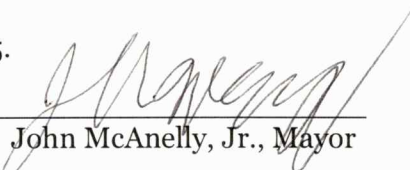
Meeting adjourned at 6:12 p.m.

PASSED AND APPROVED THIS 28TH DAY OF JULY 2025.

ATTEST:



Rebekah Dolphus, City Secretary



John McAnelly, Jr., Mayor