



Chair Garry Ford called the meeting to order at 1:31 p.m.

**2. Citizens to be Heard**

Emory Bluhm, representing the Scenic Loop-Helotes Creek Alliance, spoke about the upcoming development of Guajolote Ranch. Mr. Bluhm distributed copies of his speech and it is attached.

**3. Approval of the October 4, 2024 Meeting Minutes**

**Nick Wingerter moved and Joel Hicks seconded to approve the October 4, 2024 meeting minutes. The motion passed unanimously.**

**4. Presentation on AAMPO's UPWP Subtask 5.3 Regional Freight Study – Cambridge Systematics (Santiago/Leao)**

**For information and discussion only.**

**5. Discussion and Appropriate Action on the Safety Performance Measure (PM1) and 2025 Target Setting – AAMPO (Moreno)**

**For information and discussion only.**

**6. Discussion and Appropriate Action on Amendments to FY 25-28 Transportation Improvement Plan (TIP) and *Mobility 2050* – AAMPO (C. Martinez)**

**For information and discussion only.**

**7. Discussion and Appropriate Action on the FY 27-30 Transportation Improvement Plan Call for Projects Scoring Criteria – AAMPO (Moreno)**

**Jessie Valdez, Jr. moved and Joel Hicks seconded to approve, and recommend to the Transportation Policy Board, the project scoring criteria for the FY 27-30 Transportation Improvement Program Project Call. The motion passed unanimously.**

**8. Announcements**

**There being no further business, the meeting adjourned at 2:36 p.m.**

  
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**Garry Ford, P.E., Chair**  
**Technical Advisory Board**

Good afternoon: My name is Emory Bluhm. I am the president of the Scenic Loop – Helotes Creek Alliance which was formed to maintain the status of the Scenic Loop-Helotes Creek corridor from SH-16 (Bandera Rd) to Babcock Rd as a rural / park like neighborhood. I have appeared before this committee in 2019 and 2022.

Today our Alliance is specifically wanting to bring to the attention of this Technical Advisory Committee and all of its participants, the develop of a 3,000-home high density neighborhood on the 1160-acre Guajolote Ranch at the corner of Scenic Loop Rd and Babcock Rd.

1. The developer, Lennar Homes of Texas has finalized its MDP with the City of San Antonio Planning Engineers and attained water from SAWS but was not provided with a wastewater solution. The developer has chosen to install a wastewater treatment plant onsite within the development.
2. Our Alliance has partnered with the Greater Edwards Aquifer Alliance to contest the dumping of 1M to 4M gallons per day of treated sewage into Helotes Creek. We are aligned with the City of Grey Forest and SA Metro Health who are also suing to contest this sewage treatment plant and the larger impact it creates.
3. The Helotes Creek watershed, where this treated sewage plans to be dumped, provides 15% of the water recharge to the Edwards Aquifer that all of greater San Antonio are depends upon as its primary water source.
4. Guajolote and Lennar are coordinating the creation of a \$138M PID (Public Improvement District) with Commissioner Court to fund their infrastructure development on this property. We wish to convey the fact their MDP contains no allocation for Commercial platting and would require the residents to travel by vehicle many miles in any direction to reach common community store fronts. This appears to be more of a public detriment than a public improvement.

For TXDoT: I have 2 requests...

1. These 3000 new homes being planned are nowhere near any arterial roadway. The neighborhood would egress onto Scenic Loop Rd near its intersection with Babcock, and is 5 miles from State Hwy 16, 5.5 miles from IH-10, and 6 miles from Loop 1604; all connecting roadways are single lane both ways. (Scenic Loop, Boerne Stage and Babcock). TXDoT should require the developer to fund any roadway expansions they are creating a demand for by placing this many new residents in this region.
2. Our neighborhood along Scenic Loop Rd specifically from Bandera Rd to Babcock again requests a review and reclassification of our neighborhood roadway from its current classification as a "Major Collector" to the more appropriate classification of a "Rural Minor Collector".
  - i. *We have reviewed the USDoT - Highway Functional Classification guidelines, and our request is appropriate.*
  - ii. *There is a high density of residential driveways that egress onto Scenic Loop Rd along this extent. Well over 100 single family residential driveways in fact...*
  - iii. *The speed limit is 40 mph except within Grey Forest where the speed limit is further reduced to 20 mph. We would suggest reducing the speed limit in our neighborhood to 30mph.*
  - iv. *There is only one single lane in both directions for the extent of this roadway.*

For City of San Antonio: I have 1 request...

1. We would appreciate the San Antonio Parks department and/or the Edwards Aquifer Protection Program investigating the opportunity to acquire this 1160-acre ranch in similar fashion to the San Antonio Parks of Rancho Diana and Scenic Canyons in our neighborhood.