



## **AGENDA FOR THE OPEN SPACE ADVISORY MEETING**

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**July 01, 2026**

**THORMAN CONFERENCE ROOM, 801 TEXAS - BASEMENT AND VIRTUALLY  
3:00 PM**

Notice is hereby given that a meeting of the Open Space Advisory Board will be conducted on the above date and time.

Members of the public may view the meeting via the following means:

Via the City's website. <http://www.elpasotexas.gov/videos>

YouTube: <https://www.youtube.com/user/cityofelpasotx/videos>

In compliance with the requirement that the City provide two-way communication for members of the public, members of the public may communicate with the Open Space Advisory Board during public comment, and regarding agenda items by calling the following number:

1-915-213-4096 or Toll Free Number: 1-833-664-9267

**At the prompt please enter the corresponding Conference ID: 822 900 622#**

If you wish to sign up to speak, please contact Emigdio Gonzalez at [parksandrecreation@elpasotexas.gov](mailto:parksandrecreation@elpasotexas.gov) or (915) 212-0092 no later than by the start of the meeting.

A sign-up form is available outside the Thorman Conference Room for those who wish to sign upon the day of the meeting. Requests to speak must be received by 3:00 p.m. on the date of the meeting.

**A quorum of the Open Space Advisory Board members must be present and participate in the meeting.**

### **PUBLIC COMMENT**

### **ROLL CALL**

### **AGENDA**

1. **Discussion and Action:** Changes to the Agenda [BC-2241](#)
  
2. **Call to the Public (items not listed on the Agenda):** *Members of the public will be allowed 3 minutes to present, with additional time granted at the discretion of the presiding officer.* [BC-2240](#)
  
3. **Discussion and Action:** Minutes for the April 15, 2025, Open Space Advisory Board Meeting  
**Contact:** Emigdio Gonzalez, Parks and Recreation, GonzalezEX5@elpasotexas.gov [BC-2244](#)
  
4. **Information and Discussion:** El Paso Water (EPWater) Quarterly financial report on the 10% annual drainage utility fee revenue and expenses  
**Contact:** Jonathan Persall, El Paso Water, jpersall@epwater.org [BC-2239](#)
  
5. **Information and Discussion:** SUSC26-00001: Montecillo Unit Eleven Replat I - A replat of a portion of Vin Rambla Drive Rights-of-Way, Lot 1, Block 44, Montecillo Unit Eleven; Lot 19, Block 43, Montecillo Unit Eleven Replat C, City of El Paso, El Paso County, Texas  
Location: North of I-10 Hwy and West of Mesa  
Existing Zoning: SCZ-T5 (Smart Code Zone, Transect 5) and SCZ-T40 (Smart BC-2050 Page 2 of 4 Code Zone, Transect 40)  
Property Owner: EPT Montecillo I-10 Development, LLC  
Representative: Brock & Bustillos Inc. District: 8  
**Contact:** Ismael Segovia, Planning and Inspections, segoviaib@elpasotexas.gov [BC-2247](#)
  
6. **Information and Discussion:** Update on the remediation efforts on the MLK open space property and the disposition of the 300 acres of the state park  
**Contact:** Open Space Advisory Board [BC-2245](#)
  
7. **Information and Discussion:** The sale of the property originally intended for a future city tree farm proposed to be built next to the Keystone Heritage Park  
**Contact:** Open Space Advisory Board [BC-2246](#)
  
8. **Information and Discussion:** Update on the new appointments to the Open Space Advisory Board  
**Contact:** Emigdio Gonzalez, Parks and Recreation, GonzalezEX5@elpasotexas.gov [BC-2243](#)
  
9. **Information and Discussion:** OSAB Annual Report  
**Contact:** Emigdio Gonzalez, Parks and Recreation, GonzalezEX5@elpasotexas.gov [BC-2248](#)
  
10. **Information and Discussion:** Observations from OSAB members of open [BC-2249](#)

space areas

**Contact:** Emigdio Gonzalez, Parks and Recreation,  
GonzalezEX5@elpasotexas.gov

11. **Discussion:** Identify items for future agendas

[BC-2242](#)

**ADJOURN**

**NOTICE TO THE PUBLIC**

Sign language interpreters will be provided for this meeting upon request. Requests must be made to Nissi Jimenez at parksandrecreation@elpasotexas.gov or (915) 212-0092 a minimum of 48 hours prior to the date and time of this hearing.

If you need Spanish Translation Services, please contact Nissi Jimenez at parksandrecreation@elpasotexas.gov or (915) 212-0092 at least 48 hours in advance of the meeting.

Posted this the \_\_\_\_\_ of \_\_\_\_\_ at \_\_\_\_\_ AM/PM by \_\_\_\_\_



El Paso, TX

300 N. Campbell  
El Paso, TX

Legislation Text

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**File #:** BC-2241, **Version:** 1

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**CITY OF EL PASO, TEXAS  
LEGISTAR AGENDA ITEM SUMMARY FORM**

**AGENDA LANGUAGE:**

*This is the language that will be posted to the agenda. Please use ARIAL 11 Font.*

Discussion and Action: Changes to the Agenda



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**File #: BC-2240, Version: 1**

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**CITY OF EL PASO, TEXAS  
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**Call to the Public (items not listed on the Agenda):** *Members of the public will be allowed 3 minutes to present, with additional time granted at the discretion of the presiding officer.*



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**File #:** BC-2244, **Version:** 1

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**CITY OF EL PASO, TEXAS  
LEGISTAR AGENDA ITEM SUMMARY FORM**

**AGENDA LANGUAGE:**

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**Discussion and Action:** Minutes for the April 15, 2025, Open Space Advisory Board Meeting

**Contact:** Emigdio Gonzalez, Parks and Recreation, GonzalezEX5@elpasotexas.gov



**OPEN SPACE ADVISORY BOARD MEETING**  
2<sup>nd</sup> Floor, Main Conference Room  
January 7, 2026  
3:00 P.M.

**MINUTES**

The Open Space Advisory Board met at the above place and date.

The meeting was called to order at 3:01 p.m. Chair Joe Garibay present and presiding and the following Commissioners answered roll call.

**BOARD MEMBERS PRESENT:**

- Board Chair Joe Garibay
- Board Vice Chair Mark Wancho
- Board Member Tod Grice
- Board Member Stephen Tures
- Board Member Mike Gaglio via TEAMS
- Board Member Alicia Rascon

**BOARD MEMBERS ABSENT:**

N/A

**AGENDA**

**1. Discussion and Action:** Changes to the Agenda

Kevin Smith, Assistant Director of Planning, noted that there were no changes to agenda.

**NO ACTION.**

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**2. Call to the Public (items not listed on the Agenda):** *Members of the public will be allowed 3 minutes to present, with additional time granted at the discretion of the presiding officer.*

None

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**3. Discussion and Action:** Minutes for October 22, 2025, Open Space Advisory Board Meeting  
**Contact:** Kevin Smith, Planning and Inspections, [smithkw@elpasotexas.gov](mailto:smithkw@elpasotexas.gov)

**ACTION:** Motion by Board Member Rascon to **APPROVE OCTOBER 22, 2025 MINUTES**, seconded by Board Member Tures and unanimously carried.

Motion Passed.

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**4. Information and Discussion:** El Paso Water (EP Water) Quarterly financial report on the 10% annual drainage utility fee revenue and expenses

**Contact:** Jonathan Persall, El Paso Water, [jpersall@epwater.org](mailto:jpersall@epwater.org)

Jonathan Persall, El Paso Water, made a presentation to the Board and answered questions from the Board.

**NO ACTION.**

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- 5. **Information and Discussion:** Report from the Planning Division, Subdivisions Section, regarding land studies and plats approved in the Mountain and Hillside Development Areas pursuant to the Open Space Advisory Board enabling resolution  
**Contact:** Ismael Segovia, Planning and Inspections, [segoviaib@elpasotexas.gov](mailto:segoviaib@elpasotexas.gov)

Ismael Segovia, Chief Planner, made a presentation to the Board and answered questions from the Board.

**NO ACTION.**

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- 6. **Information and Discussion:** Update on trailheads proposed by Hunt  
**Contact:** Open Space Advisory Board

Chair Garibay gave an update on the trailheads.

**NO ACTION.**

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- 7. **Information and Discussion:** Update on the remediation efforts at Castner Range  
**Contact:** Open Space Advisory Board

Board Member Mark Wancho and Chair Garibay gave update regarding North of Castner Range (not the national monument).

**NO ACTION.**

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- 8. **Information and Discussion:** Overview of the City of El Paso Unified Bylaws  
**Contact:** Russell Abeln, City Attorney’s Office, [abelnrt@elpasotexas.gov](mailto:abelnrt@elpasotexas.gov)

Russell Abeln, City Attorney’s Office, made a presentation to the Board and answered questions from the Board.

**NO ACTION.**

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- 9. **Information and Discussion:** Update on the appointments to the Open Space Advisory Board  
**Contact:** Kevin Smith, Planning and Inspections, [SmithKW@elpasotexas.gov](mailto:SmithKW@elpasotexas.gov)

**NO ACTION.**

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- 10. **Information and Discussion:** Observations from OSAB members of open space areas  
**Contact:** Kevin Smith, Planning and Inspections, [smithkw@elpasotexas.gov](mailto:smithkw@elpasotexas.gov)

- Joe Garibay brought up Parks looking for input from OSAB members for 10 year upgrade to existing Parks Master Plan.
- MLK Property is up for 1<sup>st</sup> review, goes to City Council on January 20, 2026.
- Mark Wancho discussed ordinance found undetonated in Castner Range area.

**NO ACTION.**

**11. Discussion:** Identify items for future agendas

- Action on Item 6 - on trailheads proposed by Hunt
- Update on Item 7 - the remediation efforts at Castner Range
- Item on transition of board from Planning and Inspections to Parks and Recreation
- Item in Closed session on Real Estate acquisition
- Struck off Properties List – brought up by Board Member Mark Wancho
- Discussion on Annual Report

**CLOSED SESSION**

The Open Space Advisory Board of the City of El Paso may retire into CLOSED SESSION pursuant to Section 3.5A of the El Paso City Charter and the Texas Government Code, Chapter 551, Subchapter D, to discuss any of the items on this agenda, consistent with the terms of the Open Meetings Act. The Open Space Advisory Board will return to open session to take any final action.

- SECTION 551.071 CONSULTATION WITH ATTORNEY
- SECTION 551.072 DELIBERATION REGARDING REAL PROPERTY
- SECTION 551.073 DELIBERATION REGARDING PROSPECTIVE GIFTS
- SECTION 551.074 PERSONNEL MATTERS
- SECTION 551.076 DELIBERATION REGARDING SECURITY DEVICES
- SECTION 551.087 DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS

**12. Adjournment**

**ACTION:** Motion made by Board Member Wancho, seconded by Board Member Rascon and unanimously carried to **ADJOURN**.

Motion passed.

Meeting adjourned at 4:12 p.m.

Approved as to form:

  
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 Kevin W. Smith, Open Space Advisory Board Executive Secretary



El Paso, TX

300 N. Campbell  
El Paso, TX

Legislation Text

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**File #:** BC-2239, **Version:** 1

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**CITY OF EL PASO, TEXAS  
LEGISTAR AGENDA ITEM SUMMARY FORM**

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**Information and Discussion:** El Paso Water (EPWater) Quarterly financial report on the 10% annual drainage utility fee revenue and expenses

**Contact:** Jonathan Persall, El Paso Water, [jpersall@epwater.org](mailto:jpersall@epwater.org)



FY 26-27 1st QUARTER REPORT  
March 2026 – May 2026

Financial Report on 10%  
Annual Drainage Utility Fee Revenue

Presented to the Open Space Advisory Board  
July 1, 2026

# Background

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- 2007 Ordinance established Municipal Drainage Utility System, for the collection, management and control of storm water runoff to protect health, safety and welfare of the citizens of El Paso.
- Ordinance required a Master Stormwater Management Plan, which was prepared and approved by City Council in 2009.
- Ordinance also required an annual Stormwater Capital Improvement Plan (Capital Plan) which would include the use and maintenance of arroyos and other natural drainage systems to manage stormwater.
- Annual Capital Plan required to identify stormwater infrastructure projects (including land acquisitions) which have the potential dual purpose of stormwater management and preservation of City's open spaces, greenways, arroyos and wilderness areas in their natural state.
- Ten percent (10%) of the System's annual drainage utility fee revenue shall be allocated for such Green Projects.

# Financial Summary 1st Quarter FY 26-27

<b>Balance of fund as of March 1, 2026</b>	<b>\$4,906,288.60</b>
<b>Allocation of 10% of utility fee revenue for dual purpose of stormwater management and preservation of open space - 1st Quarter</b>	<b>\$1,122,377.69</b>
<b>Interest Earnings 1st Quarter</b>	<b>\$37,462.64</b>
<b>Expenses for 1st Quarter</b>	
Payment 2012 P & I	(\$36,140.29)
Cement Lake Acquisition	(\$1,285,800.56)
Frontera Land Alliance	(268,879.05)
<b>Total Expenses</b>	<b>(\$1,590,819.90)</b>
<b>10% Utility Fee Revenue Balance as of May 31, 2026</b>	<b>\$4,475,309.01</b>

# Cash Flows 1st Quarter

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<b>Month</b>	<b>10% Transfers</b>	<b>Interest Earnings</b>	<b>Open Space 10% Expenses</b>	<b>P&amp;I Trans</b>	<b>Balance</b>
Mar-26	\$374,977.30	\$12,953.99	\$1,330,122.56	\$12,046.76	\$3,952,050.56
Apr-26	\$373,847.56	\$11,815.85		\$12,046.76	\$4,325,667.21
May-26	\$373,552.84	\$12,692.80	\$224,557.05	\$12,046.76	\$4,475,309.03

# Questions



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**File #:** BC-2247, **Version:** 2

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**CITY OF EL PASO, TEXAS  
LEGISTAR AGENDA ITEM SUMMARY FORM**

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Information and Discussion: SUSC26-00001: Montecillo Unit Eleven Replat I - A replat of a portion of Vin Rambla Drive Rights-of-Way, Lot 1, Block 44, Montecillo Unit Eleven; Lot 19, Block 43, Montecillo Unit Eleven Replat C, City of El Paso, El Paso County, Texas

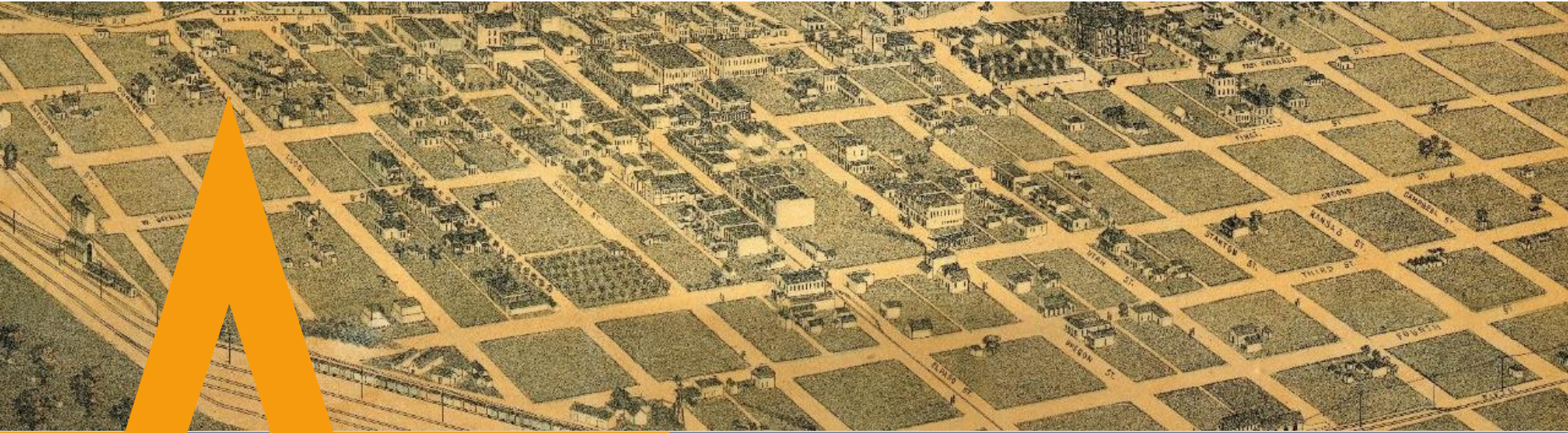
Location: North of I-10 Hwy and West of Mesa

Existing Zoning: SCZ-T5 (Smart Code Zone, Transect 5) and SCZ-T40 (Smart BC-2050 Page 2 of 4 Code Zone, Transect 40)

Property Owner: EPT Montecillo I-10 Development, LLC

Representative: Brock & Bustillos Inc. District: 8

**Contact:** Ismael Segovia, Planning and Inspections, [segoviaib@elpasotexas.gov](mailto:segoviaib@elpasotexas.gov)

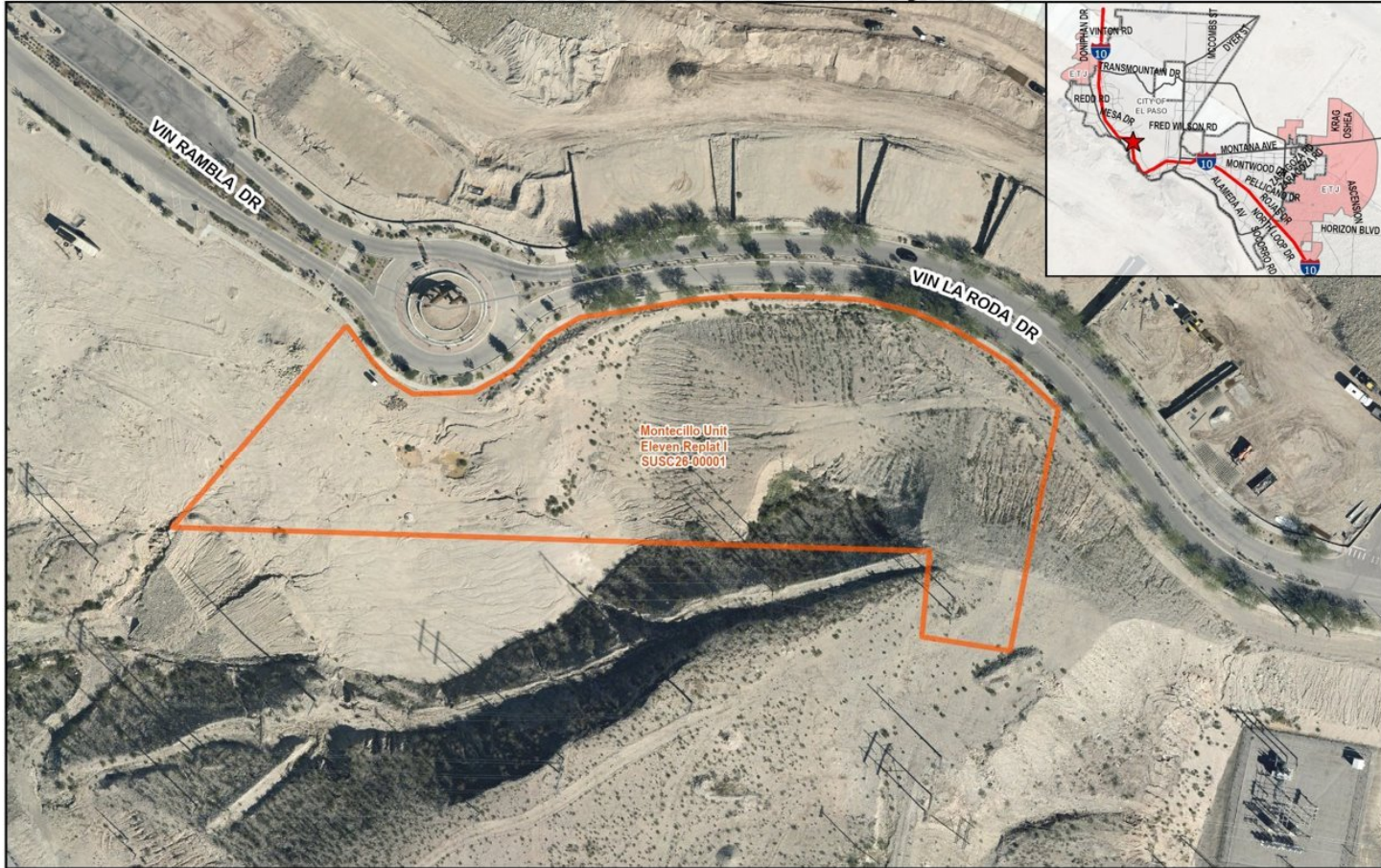


# Open Space Advisory Board Approved Subdivisions Report

July 1, 2026



# Montecillo Unit Eleven Replat I



Montecillo Unit  
Eleven Replat I

SUSC26-00001  
Hillside  
Development Area

This map is designed for illustrative purposes only. The features depicted here are approximate and more site-specific studies may be required to draw accurate conclusions. Enlargements of this map to scales greater than its original can induce errors and may lead to misinterpretations of the data. The Planning & Inspections Department Planning Division makes no claim to its accuracy or completeness.

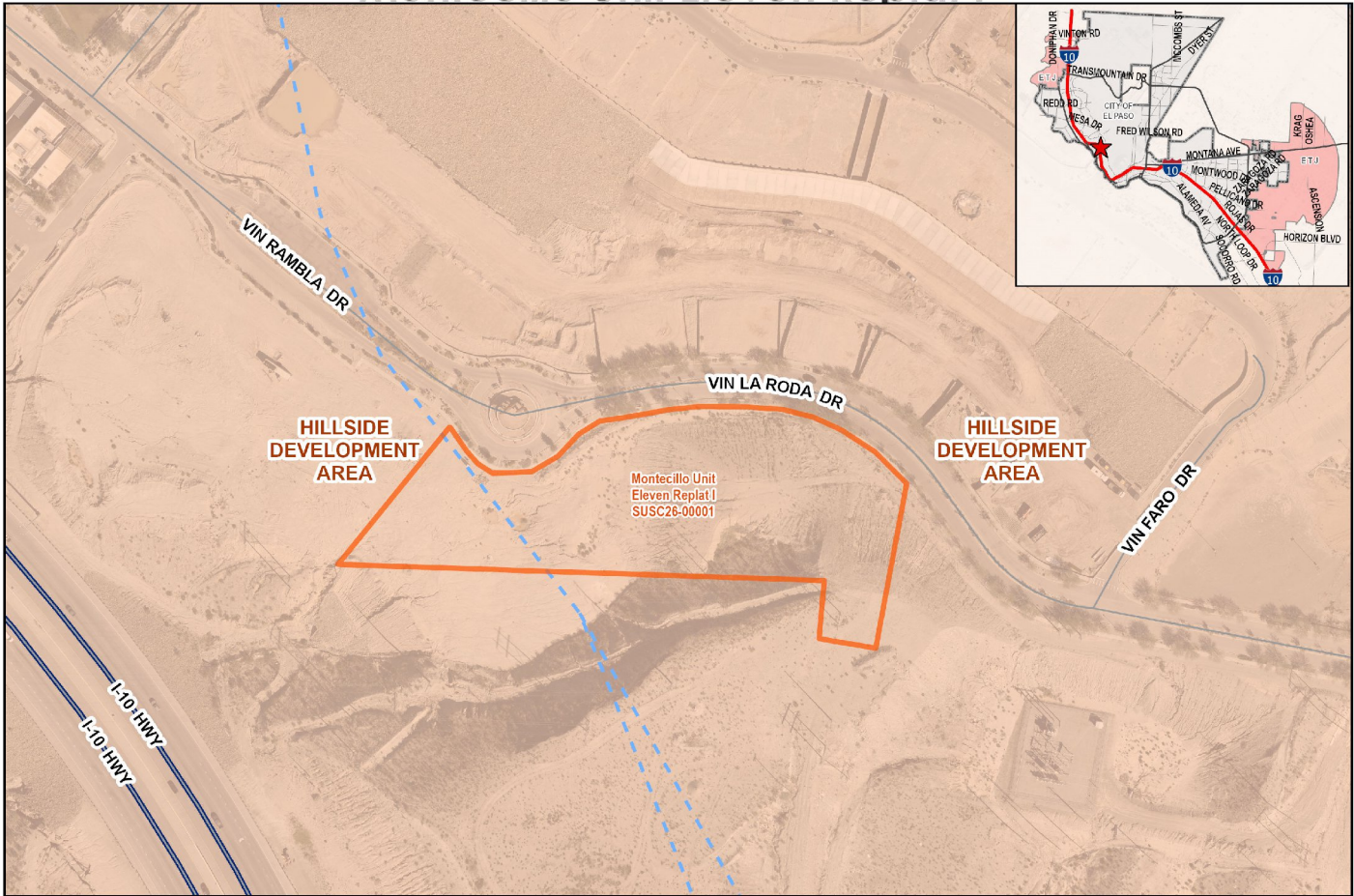


Subject Property

0 25 50 100 150 200 Feet



# Montecillo Unit Eleven Replat I

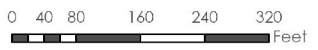


## Hillside Development Area Map

This map is designed for illustrative purposes only. The features depicted here are approximate and more site-specific studies may be required to draw accurate conclusions. Enlargements of this map to scales greater than its original can induce error and may lead to misinterpretations of the data. The Planning & Inspection Department Planning Division makes no claim to its accuracy or completeness.



Subject Property









## Mission

Deliver exceptional services to support a high quality of life and place for our community

## Vision

Develop a vibrant regional economy, safe and beautiful neighborhoods and exceptional recreational, cultural and educational opportunities powered by a high performing government

## Values

Integrity, Respect, Excellence, Accountability, People



El Paso, TX

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El Paso, TX

Legislation Text

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**File #:** BC-2245, **Version:** 1

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**Information and Discussion:** Update on the remediation efforts on the MLK open space property and the disposition of the 300 acres of the state park

**Contact:** Open Space Advisory Board



El Paso, TX

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**File #:** BC-2246, **Version:** 2

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**CITY OF EL PASO, TEXAS  
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**Information and Discussion:** The sale of the property originally intended for a future city tree farm proposed to be built next to the Keystone Heritage Park

**Contact:** Open Space Advisory Board



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**File #:** BC-2243, **Version:** 1

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**Information and Discussion:** Update on the new appointments to the Open Space Advisory Board

**Contact:** Emigdio Gonzalez, Parks and Recreation, GonzalezEX5@elpasotexas.gov



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**File #:** BC-2248, **Version:** 1

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**CITY OF EL PASO, TEXAS  
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**Information and Discussion:** OSAB Annual Report

**Contact:** Emigdio Gonzalez, Parks and Recreation, [GonzalezEX5@elpasotexas.gov](mailto:GonzalezEX5@elpasotexas.gov)



El Paso, TX

300 N. Campbell  
El Paso, TX

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**File #:** BC-2249, **Version:** 1

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**CITY OF EL PASO, TEXAS  
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**Information and Discussion:** Observations from OSAB members of open space areas

**Contact:** Emigdio Gonzalez, Parks and Recreation, GonzalezEX5@elpasotexas.gov



El Paso, TX

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El Paso, TX

Legislation Text

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**File #: BC-2242, Version: 1**

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**CITY OF EL PASO, TEXAS  
LEGISTAR AGENDA ITEM SUMMARY FORM**

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**Discussion:** Identify items for future agendas