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The Planning and Zoning Commission will meet in a regular session on Wednesday, May 13, 2026, at 6:00 p.m. in the City Council Chambers, 9400 Municipal Parkway, Garden Ridge, Texas. This is an open meeting, open to the public, subject to the Open Meetings Law of the State of Texas, and as required by law, notice is hereby posted providing time, place, date, and agenda thereof. The meeting facility is wheelchair accessible and accessible parking spaces are provided. Requests for accommodations or interpretative services must be made to the City Secretary 48 hours prior to this meeting.

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**1. CALL TO ORDER/ROLL CALL****2. PLEDGE OF ALLEGIANCE****3. CITIZEN COMMENT PERIOD**

The Commission welcomes citizen participation and comments at all Commission Meetings. First Citizen Comment Period: Speakers are required to sign up to speak before the meeting and shall limit their comments to three (3) minutes each. Second Citizen Comment Period: Speakers are not required to sign up to speak and shall limit their comments to two (2) minutes each. Speakers are only allowed to speak once per topic, unless also speaking during a posted Public Hearing. If you speak, you must follow these guidelines:

- 3.1. Direct your comments to the entire Commission, not to an individual member, nor to the audience.
- 3.2. Show the Commission the same respect that you would like to be shown.
- 3.3. State your name and address before your comments begin.
- 3.4. The Commission may not discuss or take action on any presented issue.
- 3.5. Topics of operational concern shall be directed to the City Manager.

*NOTE: The Texas Open Meetings Act permits a member of the public or a member of the governmental body to raise a subject that has not been included in the notice for the meeting. However, any discussion of the subject must be limited to a proposal to place the subject on the agenda for a future meeting and any response to a question posed to the City Council is limited to either a statement of specific factual information or a recitation of existing policy. TEX. GOV'T CODE § 551.042.*

**4. BUSINESS ITEMS**

The following items are for discussion, consideration, and action.

- 4.1. Minutes for April 8, 2026, Planning and Zoning Commission Regular Meeting.
- 4.2. Items applicable to the Planning and Zoning Commission discussed at City Council meetings.
- 4.3. Final Plat establishing Grace Covenant Church, being a total of 2.826 acres inclusive of 0.0446 acre right-of-way dedication establishing Lot 1, Block 1, Garden Ridge, Comal County, Texas, and being that same property conveyed by special warranty deed with vendor's lien to Grace Covenant Presbyterian Church recorded in document #202406004783 of the official public records of Comal County, Texas.
- 4.4. Future Agenda Items.

**5. CITIZEN COMMENT PERIOD (See Guidelines under Item 3.)****6. ADJOURNMENT**

**AGENDA NOTICES:**

**Decorum Required:** Any disruptive behavior, including shouting or derogatory statements or comments may be ruled out of order by the Presiding Officer. Continuation of this type of behavior could result in a request by the Presiding Officer that the individual leave the meeting, and if refused, an order of removal.

**Action by Commission Authorized:** The Commission may vote or act upon any item within this Agenda.

**Attendance By Other Elected or Appointed Officials:** It is anticipated that members of the City Council, other city boards, commissions, and/or committees may attend the meeting in numbers that may constitute a quorum of the other city boards, commissions, and/or committees. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a meeting of the City Council, other boards, commissions, and/or committees of the City, whose members may be in attendance. The members of the boards, commissions, and/or committees may participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action are specifically provided for on an agenda for that board, commission, or committee subject to the Texas Open Meetings Act.

This is to certify that I, Marisa Spencer, posted this Agenda at 4:00 p.m. on May 6, 2026, on the bulletin board located at the entrance to Garden Ridge City Hall, 9400 Municipal Parkway, Garden Ridge, Texas.

*Marisa Spencer*  
\_\_\_\_\_  
Marisa Spencer  
City Secretary

**Commissioners Present:**

Chair Kerim Jacaman  
Vice-Chair Richard Howard  
Commissioner Christopher Johnson  
Commissioner Joe Maloney  
Commissioner Rodney Apgar  
Commissioner Darren Bates

**Commissioners Absent:**

Vacant Position

**City Staff and City Councilmembers Present:**

Ryan Rapelye, City Manager  
Marisa Spencer, City Secretary  
Cyndi Simmons, Assistant City Secretary  
Dan Jones, City Attorney  
Hank Crippen, City Engineer  
Mayor Lisa Swint

**1. CALL TO ORDER/ROLL CALL**

With a quorum of the Planning and Zoning Commissioners present, Chair Jacaman called the regular meeting of the Garden Ridge Planning and Zoning Commission to order at 6:00 p.m. on Wednesday, April 8, 2026, in the City Council Chambers of Garden Ridge City Hall, 9400 Municipal Parkway, Garden Ridge, Texas 78266.

**2. PLEDGE OF ALLEGIANCE**

Chair Jacaman led the Pledge of Allegiance.

**3. CITIZEN COMMENT PERIOD**

No one signed up to speak.

**4. BUSINESS ITEMS**

**The following items are for discussion, consideration, and action.**

**4.1. Approval of Minutes for February 11, 2026, Planning and Zoning Commission Regular Meeting.**

**Motion:** A motion was made by Commissioner Apgar, seconded by Vice-Chair Howard, to approve the Minutes for February 11, 2026, Planning and Zoning Commission Regular Meeting. The Commission voted five (5) for and none (0) opposed. The motion carried unanimously.

**4.2. Items applicable to the Planning and Zoning Commission discussed at City Council meetings.**

City Manager Ryan Rapelye provided the Commission with an update on items applicable to the Planning and Zoning Commission discussed at City Council Meetings.

**4.3. Subdivision Ordinance.**

City Manager Ryan Rapelye, City Engineer Hank Crippen, and City Attorney Dan Jones spoke regarding the revised Subdivision Ordinance and addressed questions from Commissioners.

The Commission discussed the revisions to the Subdivision Ordinance and provided their additional feedback.

**Motion:** A motion was made by Commissioner Bates, seconded by Commissioner Maloney, moving to ensure that the City Engineer, City Attorney, and City Council are aware of the concerns brought up at the Planning and Zoning Commission Meeting for their decision making in the future on changes to Ordinance No. 7 as presented to the Planning and Zoning Commission. The Commission voted one (1) for (Commissioner Bates) and four (4) opposed (Vice-Chair Howard, Commissioner Johnson, Commissioner Maloney, and Commissioner Apgar). The motion failed by a vote of 1-4.

**Motion:** A motion was made by Commissioner Apgar, seconded by Commissioner Maloney, to recommend to City Council approval of the revised Subdivision Ordinance with the following change: modify the wording in Section 3.9 related to existing wells to allow for the option to connect to the public water supply system once water lines are available adjacent to the property instead of the requirement to connect to the public water supply system once water lines are available adjacent to the property. The Commission voted (four) for (Vice-Chair Howard, Commissioner Johnson, Commissioner Maloney, and Commissioner Apgar) and 1 (one) opposed (Commissioner Bates). The motion passed by a vote of 4-1.

#### **4.4. Future Agenda Items.**

None at this time.

#### **5. CITIZEN COMMENT PERIOD**

No one wished to speak.

#### **6. ADJOURNMENT**

There being no further business, the Wednesday, April 8, 2026, Planning and Zoning Commission Regular Meeting was adjourned at 6:56 p.m. by Chair Jacaman.

ATTEST:

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Kerim Jacaman  
Chair

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Marisa Spencer  
City Secretary



May 6, 2026

Mr. Scott Dye, P.E., R.P.L.S.  
Dye Enterprises  
4047 Stahl Road #3  
San Antonio, TX 78217

RE: City of Garden Ridge – Grace Covenant Church Final Plat Approval

Dear Mr. Dye:

Trihydro Corporation (Trihydro) was asked to review the Grace Covenant Church Final Plat application documents on behalf of the City of Garden Ridge. Upon review, the Grace Covenant Final Plat appears to meet the requirements of the Subdivision Ordinance. The following revisions were made since the approved Preliminary Plat submittal:

- “Preliminary Plat” was revised to “Final Plat”.
- The dates were updated.
- A correction was made to City Note 11.

Trihydro recommends approval of the Grace Covenant Final Plat. This approval does not negate any state or other regulatory requirements. Any changes subsequent to this approval will require additional review and approval by the City of Garden Ridge. If you have any questions, please contact me at (830) 626-3588.

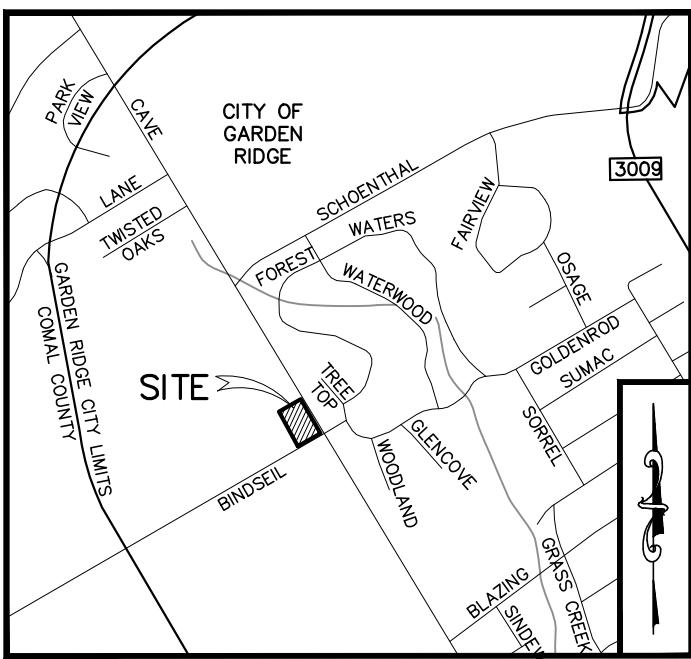
Sincerely,  
Trihydro Corporation

A handwritten signature in black ink, appearing to read "H. Crippen", is written over a light blue horizontal line.

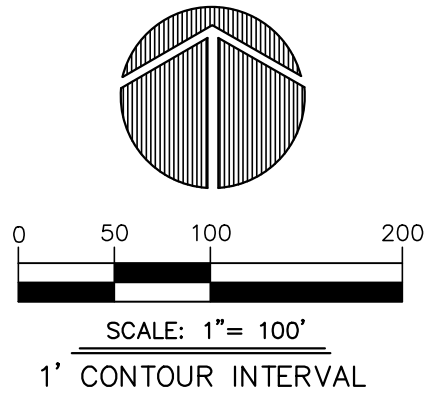
Hank Crippen, P.E., CFM

GARDE-025-0007

cc: Ryan Rapelye, City of Garden Ridge, City Manager



LOCATION MAP  
SCALE: 1"=2000'



LINE DATA		
NO.	BEARING	LENGTH
LI	S15°00'49"W	44.71'

**LEGEND**

- FOUND 1/2" STEEL REBAR (UNLESS NOTED OTHERWISE)
- SET 1/2" STEEL REBAR WITH YELLOW CAP MARKED "DYE ENT SATX"
- O.P.R. OFFICIAL PUBLIC RECORDS OF COMAL COUNTY, TEXAS
- D.R. DEED RECORDS OF COMAL COUNTY, TEXAS
- M.P.R. MAP AND PLAT RECORDS OF COMAL COUNTY, TEXAS
- 449/739 VOLUME/PAGE
- C.M. CONTROLLING MONUMENT
- 6.36 — EXISTING CONTOUR
- B.S.L. BUILDING SETBACK LINE
- G.E.T.V.E. GAS, ELECTRIC, TELEPHONE, & CABLE T.V. EASEMENT
- U.E. UTILITY EASEMENT

STATE OF TEXAS  
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT.

LICENSED PROFESSIONAL ENGINEER NO. 84635

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, \_\_\_\_\_

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

STATE OF TEXAS  
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE ON THE GROUND UNDER MY SUPERVISION.

REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5315

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, \_\_\_\_\_

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

**CPS ENERGY NOTES:**

- THE CITY OF SAN ANTONIO AS PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT", "GAS EASEMENT", "ANCHOR EASEMENT", "SERVICE EASEMENT", "OVERHANG EASEMENT", "UTILITY EASEMENT", AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTENANCES THERETO. IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREAS.
- ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENT, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATION.
- THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.

**SURVEYOR'S NOTES:**

THE BEARINGS SHOWN ARE BASED ON THE NORTH AMERICAN DATUM OF 1983 (NAD83) STATE PLANE TEXAS SOUTH CENTRAL ZONE NAD83 (2011 ADJUSTMENT).

**CITY NOTES:**

- NOTICE: SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF CITY ORDINANCES AND STATE LAW AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND PERMITS.
- ACCORDING TO FLOOD INSURANCE RATE MAP, PANEL 48091C0415E, DATED SEPTEMBER 2, 2009, THE PROPERTY IS LOCATED IN ZONE "X", AND IS NOT WITHIN THE 100-YEAR FLOODPLAIN.
- ALL OPEN SPACE, COMMON AREAS, GREENBELTS, DRAINAGE EASEMENTS OR OTHER AREAS IDENTIFIED AS PRIVATE SHALL BE THE RESPONSIBILITY OF OWNER OR OWNERS SUCCESSORS AND/OR ASSIGNS PROVIDED SUCH SUCCESSOR OR ASSIGN IS APPROVED BY THE CITY.
- THIS PROPERTY LIES IN THE COMAL INDEPENDENT SCHOOL DISTRICT
- THIS PROPERTY LIES IN THE CITY LIMITS OF THE CITY OF GARDEN RIDGE.
- THIS PROPERTY LIES WITHIN THE FOLLOWING SERVICE AREAS:  
ELECTRIC - CPS ENERGY  
TELEPHONE - AT&T  
WATER - CITY OF GARDEN RIDGE  
SEWER - INDIVIDUAL ON-SITE SEWAGE FACILITY
- PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTENANCE OF DEDICATED EASEMENTS ON THEIR PROPERTY AND SHALL NOT UTILIZE THESE EASEMENTS FOR ANY PURPOSE DETRIMENTAL TO THEIR INTENDED USE (I.E., NO STRUCTURES, SEPTIC TANK FIELDS, ETC.). GRANTEES OF SAID DEDICATED EASEMENTS RESERVE THE RIGHT OF ACCESS TO SUCH EASEMENTS.
- UTILITIES SHALL HAVE ACCESS TO THE METER LOCATIONS FROM THE FRONT YARD AND METER LOCATIONS SHALL NOT BE LOCATED WITHIN A FENCED AREA.
- EACH LOT MUST HAVE ITS OWN WATER AND SEWER SERVICE AT THE OWNER'S/DEVELOPER'S EXPENSE.
- DO NOT COMBINE ANY NEW UTILITY EASEMENTS WITH DRAINAGE EASEMENTS OR MAKE CHANGES IN GRADE WITHIN THE UTILITY EASEMENT WITHOUT WRITTEN APPROVAL FROM THE CITY OF GARDEN RIDGE.
- THE CITY OF GARDEN RIDGE IS NOT RESPONSIBLE FOR DAMAGES TO PROPERTY IMPROVEMENTS (I.E., LANDSCAPING, TREES, PAVEMENT, SIGNS, DRAINAGE STRUCTURES, PRIVATE UTILITIES, ETC.) THAT ARE PLACED IN ANY TYPE OF UTILITY EASEMENT. TO ENSURE NO CONFLICTS EXIST WITH UTILITY INFRASTRUCTURE IN THE EASEMENT, ALL SUCH IMPROVEMENTS PLACED IN ANY TYPE OF UTILITY EASEMENT MUST BE REVIEWED AND APPROVED THROUGH THE CITY OF GARDEN RIDGE.
- PARKING AND OTHER PERMANENT PAVED SURFACES SHALL NOT BE PLACED WITHIN 15 FEET FROM THE BAT CAVE ROAD RIGHT-OF-WAY WITHOUT CITY APPROVAL.

FINAL PLAT ESTABLISHING  
**GRACE COVENANT CHURCH**

BEING A TOTAL OF 2.826 ACRES INCLUSIVE OF 0.0446 ACRE RIGHT-OF-WAY DEDICATION ESTABLISHING LOT 1, BLOCK 1, GARDEN RIDGE, COMAL COUNTY, TEXAS.

BEING THAT SAME PROPERTY CONVEYED BY SPECIAL WARRANTY DEED WITH VENDOR'S LIEN TO GRACE COVENANT PRESBYTERIAN CHURCH RECORDED IN DOCUMENT #202406004783, OFFICIAL PUBLIC RECORDS, COMAL COUNTY, TEXAS

PREPARED BY:

**DYE ENTERPRISES**  
ENGINEERS • SURVEYORS • PLANNERS  
TBPE, FIRM REGISTRATION #F-2257  
TBPLS, FIRM REGISTRATION #10087900  
4047 STAHL ROAD, SUITE #3  
SAN ANTONIO, TEXAS 78217  
TEL (210) 599-4123  
FAX (210) 599-4191

DATE OF PREPARATION: 03/02/26

STATE OF TEXAS  
COUNTY OF BEXAR

THE OWNER OF LAND SHOWN ON THIS PLAT, AND WHOSE NAME IS SUBSCRIBED HERETO, AND IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO GARDEN RIDGE, TEXAS, FOR USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS, IN ALL OF THE AFORESAID PUBLIC PLACES AND ALL OTHER PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER/SUBDIVIDER: GRACE COVENANT PRESBYTERIAN CHURCH  
19311 F.M. 2252, SUITE 103  
SAN ANTONIO, TX 78266  
(210) 651-3851

STATE OF TEXAS  
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED \_\_\_\_\_ KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS \_\_\_\_ DAY OF \_\_\_\_\_ A.D., 20\_\_

NOTARY PUBLIC, BEXAR COUNTY, TEXAS

THE CITY ENGINEER OF THE CITY OF GARDEN RIDGE, COMAL COUNTY, TEXAS, HEREBY CERTIFIES THAT THIS SUBDIVISION PLAT CONFORMS TO ALL THE REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THE CITY AS TO WHICH HIS APPROVAL IS REQUIRED.

CITY ENGINEER

THIS PLAT OF GRACE COVENANT CHURCH HAS BEEN SUBMITTED TO AND CONSIDERED BY THE CITY COUNCIL OF GARDEN RIDGE, TEXAS, AND IS HEREBY APPROVED BY SUCH COUNCIL.

DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_ A.D., 20\_\_

BY: \_\_\_\_\_  
MAYOR

BY: \_\_\_\_\_  
CITY SECRETARY

STATE OF TEXAS  
COUNTY OF COMAL

I, \_\_\_\_\_, COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_, AT \_\_\_\_\_, M. IN THE RECORDS OF DEEDS AND PLATS OF SAID COUNTY, IN BOOK VOLUME \_\_\_\_\_, ON PAGE \_\_\_\_\_.

IN TESTIMONY THEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_

COUNTY CLERK, COMAL COUNTY, TEXAS

BY: \_\_\_\_\_

## MEMORANDUM OF UNDERSTANDING

This Memorandum of Understanding (“MOU”) is executed by the City of Garden Ridge, Texas (hereinafter referred to as “City”) and Grace Covenant Church (hereinafter referred to as “Grace”), and collectively, “Parties”, to define the roles and responsibilities of the Parties in regards to the fifteen (15) foot reservation allowed by Grace to the City, on this the day of February 2026.

WHEREAS, the reservation shall be a fifteen (15) foot strip of land along the Bat Cave Road right of way located in Comal County, Texas; and

WHEREAS, Grace agrees that no parking or other permanent paved surfaces, except for one or more driveway connections to Bat Cave Road, shall be placed within the fifteen (15) foot reservation along the Bat Cave Road without City approval; and

WHEREAS, the City continues to grow and needs additional space along Bat Cave Road in order to properly construct a roadway by the City into that portion of Comal County; and

WHEREAS, when said acquisition will be carried out by the City into that portion of Comal County, City at the time of acquisition shall pay Grace a fair market value for the property; and

WHEREAS, said fifteen (15) foot reservation is more adequately described as Exhibit “A” and attached to this MOU for reference; and

NOW, THEREFORE, the Parties agree as follows:

### ARTICLE 1. PURPOSE.

Grace agrees to reserve a fifteen (15) foot portion of the property to City along the Bat Cave Road, more particularly described as Exhibit “A”, and attached herein.

### ARTICLE 2. TERM.

Term shall not end unless mutually agreed to termination by each of the Parties.

### ARTICLE 3. RESPONSIBILITIES OF THE PARTIES.

Each Party agrees to work together in all aspects of this MOU and the fifteen (15) foot reservation and further agrees that City engineering will approve any driveway connections.

### ARTICLE 4. INDEMNITY.

The Parties shall not be required to indemnify, defend, or hold harmless the other Party.

### ARTICLE 5. AMENDMENTS.

Each Party may request an amendment to this MOU by giving thirty (30) day written notice to the other Party.

### ARTICLE 6. GOVERNING LAW.

The laws of the State of Texas shall govern this MOU and all obligations hereinafter of the Parties are performable in Comal County, Texas. Venue for any legal proceeding is Comal County, Texas.

ARTICLE 7. SEVERABILITY.

Should any provisions of this MOU for any reasons be held to be invalid, illegal, or unenforceable in any respect, such invalidity, illegality, or unenforceability shall not affect any other provision hereof.

ARTICLE 8. RELATIONSHIPS OF PARTIES.

Nothing contained in this MOU shall be deemed or construed by the parties hereto or by any third party to create the relationship of principal and agent or of partnership or of joint venture or of any association whatsoever between the parties, it being expressly understood and agreed that no provision contained in this MOU nor any act or acts of the parties hereto shall be deemed to create any relationship between the parties other than the relationship of independent parties contracting with each other solely for the purpose of effecting the provisions of this MOU.

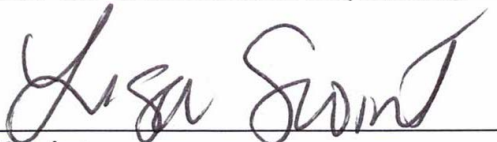
ARTICLE 9. ENTIRETY OF MOU.

This is the entire MOU between the Parties, and no modification of this MOU shall be of any force or effect, unless it is in writing signed by both parties. NO OFFICIAL, EMPLOYEE, AGENT OR REPRESENTATIVE OF THE CITY OR BOARD HAS ANY AUTHORITY, EITHER EXPRESS OR IMPLIED, TO AMEND THIS MOU, EXCEPT PURSUANT TO SUCH EXPRESS AUTHORITY AS MAY BE GRANTED BY THE CITY COUNCIL FOR THE CITY OF GARDEN RIDGE, TEXAS.

ARTICLE 10. EFFECTIVE DATE.

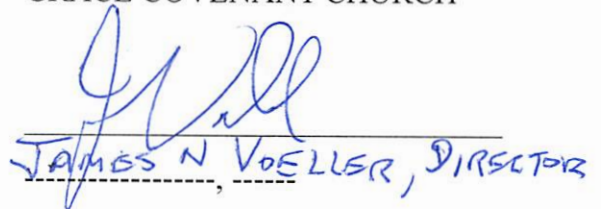
The effective date of this MOU is February 28, 2026.

CITY OF GARDEN RIDGE, TEXAS



Lisa Swint, Mayor

GRACE COVENANT CHURCH



JAMES N. VOELLER, DIRECTOR