
Live Stream at <https://www.burlesontx.com/watchlive>

City Hall Council Chambers, 141 W. Renfro, Burleson, TX 76028

1. CALL TO ORDER

Invocation - Chris Wigley, Pastor First Baptist Church Burleson

Pledge of Allegiance to the US Flag

2. PUBLIC PRESENTATIONS

A. Proclamations

B. Presentations

- Adoptable pet of the quarter (*Staff Contact: DeAnna Phillips, Director of Community Services*)

- Receive a report to recognize the communication division for national marketing awards. (*Staff Contact: DeAnna Phillips, Director of Community Services*)

- 2026 National Procurement Institute's Achievement of Excellence in Procurement Award (*Presenter: Andrea Anderson, Purchasing Manager*)

-Recognize the Parks and Recreation team for receiving the National Recreation and Parks Association CAPRA Accreditation. (*Presenter: Allison Smith, Deputy Director of Parks and Recreation*)

C. Community Interest Items

This is a standing item on the agenda of every regular meeting of the City Council. An "item of community interest" includes the following:

- Expression of thanks, congratulations, or condolence;
- Information regarding holiday schedules;
- Honorary recognitions of city officials, employees, or other citizens;
- Reminders about upcoming events sponsored by the city or other entity that is scheduled to be attended by city official or city employee; and
- Announcements involving imminent public health and safety threats to the city.

3. CHANGES TO POSTED AGENDA

A. Items to be continued or withdrawn.

B. Items to be withdrawn from the Consent Agenda for separate discussion by the City Council, staff, or members of the public in attendance.

4. CITIZENS APPEARANCES

Each person in attendance who desires to speak to the City Council on an item NOT posted on the agenda, shall speak during this section.

A speaker card must be filled out and turned in to the City Secretary prior to addressing the City Council. Each speaker will be allowed three (3) minutes.

Please note that City Council may only take action on items posted on the agenda. The Texas Open Meetings Act prohibits the City Council from deliberating or taking action on an item not listed on the agenda. City Council may, however, receive your comments on the unlisted item, ask clarifying questions, respond with facts, and explain policy.

Each person in attendance who desires to speak to the City Council on an item posted on the agenda, shall speak when the item is called forward for consideration.

5. CONSENT AGENDA

All items listed below are considered to be routine by the City Council and will be enacted with one motion. There will be no separate discussion of the items. Approval of the consent agenda authorizes the City Manager to implement each item in accordance with staff recommendations.

- A. Consider and take possible action on the minutes from the October 5, 2026 regular council meeting. *(Staff Contact: Monica Solko, Deputy City Secretary)*
- B. Consider and take possible action on an Interlocal Cooperative Purchasing Agreement (ILA) with the City of Forney, Texas, allowing each city to utilize the other's competitively bid contracts pursuant to Subchapter F, Chapter 271 of the Texas Local Government Code. *(Staff Contact: Andrea Anderson, Purchasing Manager)*
- C. Consider and take possible action on an ordinance establishing Standards of Care for childcare programs operated by the Parks and Recreation Department. (Final Reading) *(Staff Contact: Eric Oscarson, Deputy City Manager)*
- D. Consider and take possible action on (1) Temporary Access Agreement, (2) Encroachment on Easement Agreement, and (3) Permanent Easement and Right of Way Agreement in the amount of \$14,388.00 with Oncor Electric Delivery Company LLC for the Stone Rd. / Village Creek Parkway Widening and Reconstruction Project (ST2309). *(Staff Contact: Randy Morrison, PE, Director of Capital Engineering)*
- E. Consider and take possible action on a resolution approving the 2026 tax rolls; and declaring an effective date. *(Staff Contact: Kevin Hennessey, Director of Finance)*
- F. Consider and take possible action on a three-year contract with Holiday Design Sisters for holiday lighting in the Old Town district for the 2026-2028 holiday seasons in the amount of \$89,991. *(Staff Contact: Alex Philips, Director of Economic Development)*
- G. Consider and take possible action on an interlocal agreement (ILA) for public improvement district assessment collection between Johnson County, Texas and the City of Burleson, Texas. *(Staff Contact: Tony D. McIlwain, Development Services Director)*
- H. Consider and take possible action on a resolution authorizing the City's 2027 membership application to the Electric Reliability Council of Texas (ERCOT); and authorizing the City

Manager to vote on behalf of the City in all ERCOT elections. (Staff Contact: Matt Ribitzki, Sr. Deputy City Attorney/Director of Legal Services)

- I. Consider and take possible action on a contract with Earthworks Landscape and Maintenance, LLC for Mowing Services in the amount of \$260,950.04. (Staff Contact: Eric Oscarson, Deputy City Manager)
- J. Consider and take possible action on a contract with Perfect Finish for Landscaping Services in the amount of \$156,000. (Staff Contact: Eric Oscarson, Deputy City Manager)
- K. Consider and take possible action on a contract with Earthworks Landscape and Maintenance, LLC for Litter Services in the amount of \$208,532.79. (Staff Contact: Eric Oscarson, Deputy City Manager)
- L. Consider and take possible action on an ordinance amending the text of the city's zoning ordinance codified in Appendix B of the City of Burleson Code of Ordinances. (Final Reading) (Staff Contact: Tony D. McIlwain, Development Services Director) (The Planning and Zoning Commission recommended approval by a vote of 7 to 0)
- M. Consider and take possible action on an ordinance amending the text of the city's zoning ordinance codified in Appendix B, Zoning, Article V, Supplemental Regulations of the City of Burleson Code of Ordinances. (Final Reading) (Staff Contact: Tony D. McIlwain, Development Services Director) (The Planning and Zoning Commission recommended approval by a vote of 7 to 0)
- N. ETJ Release Petition for 8137 FM 1902 DR (REL26-001): Consider and take possible action on a resolution granting a petition for release from the City of Burleson extraterritorial jurisdiction (ETJ) for approximately 115.00 acres of land addressed 8137 FM 1902. (Staff Contact: Tony McIlwain, Development Services Director) (No Planning and Zoning Commission action was required for this item)
- O. Consider and take possible action on an ordinance amending Chapter 58 "Parks and Recreation" by adding electric motorcycles to the list of prohibited motor vehicles in city parks, by adding electric bicycles to the list of wheeled equipment that may be prohibited at city parks if designated by proper signage, and amending Chapter 78 "Traffic and Vehicles" by adding a prohibition of operating an electric motorcycle, pocket bike, mini-motorbike, and ATVs on city property, by adding a prohibition of any child to operate certain wheeled devices without a helmet, and by adding the prohibition for any parent or guardian to permit a child to operate certain wheeled devices. (Final Reading) (Staff Contact: Wes Routson, Deputy Chief of Police)

6. DEVELOPMENT APPLICATIONS

- A. 5500 Vantage Drive (CSP26-019): Consider and take possible action on a resolution for a Commercial Site Plan with a variance to fencing materials allowed in the Business Park Design Standards. (Staff Contact: Tony D. McIlwain, Development Services Director) (The Planning and Zoning Commission recommended approval by a vote of 6 to 0)
- B. Approximately 725 SW Wilshire BLVD (CSP26-020): Consider and take possible action on a resolution for a Commercial Site Plan with a variance to the number of minimum parking spaces required for the change of use of the existing commercial building to include a physical

therapy clinic, retail and restaurant. *(Staff Contact: Tony D. McIlwain, Development Services Director) (The Planning and Zoning Commission recommended approval by a vote of 5 to 1).*

7. GENERAL

- A. Consider and take possible action on a resolution authorizing the commencement of negotiations and, if necessary, the filing of eminent domain proceedings for the purpose of acquiring property interests for use by the City for the construction of the Hulen Street Widening Project (ST2306) and for other public purposes permitted by law. *(Staff Contact: Randy Morrison, PE, Director of Capital Engineering)*
- B. Consider and take possible action on an ordinance amending Chapter 14, "Businesses", of the Code of the Ordinances by amending various sections of Article XII "Short -Term Rental Registration" to provide for new definitions, to provide that the hotel occupancy tax ordinance be satisfied to receive a short-term rental permit or any renewal, to provide that any short-term rental permit may be denied or revoked for failure to comply with the hotel occupancy ordinance, and to provide that short-term rentals must collect and remit tax pursuant to the City's hotel occupancy tax ordinance. *(First Reading) (Staff Contact: Tony D. McIlwain, Development Services Director)*
- C. Consider and take possible action on an ordinance amending Article II, "Hotel Occupancy Tax" of Chapter 74, "Taxation", of the Code of Ordinances by amending the definitions in the chapter, to provide additional language regarding remittance, to provide that the city manager may request additional documentation for reports, to provide additional remedies to the city for violations and imposing interest and penalties for late payments, to provide language making it a misdemeanor offense to violate the chapter, to provide language specifying the city's use of tax monies received and requiring the city maintain certain books and accounts, and to provide collection procedures upon the sale of a hotel. *(First Reading) (Staff Contact: Tony D. McIlwain, Development Services Director)*
- D. Consider and take possible action on a resolution approving the city's Americans with Disabilities Act Self-Evaluation and Transition Plan prepared by engineering planning and design consultants, Kimley-Horn. *(Staff Contact: Cheryl Marthiljohni, Director of Human Resources/ADA Coordinator)*
- E. Consider and take possible action on a resolution determining the costs of certain authorized improvements to be financed by Chisholm Summit Public Improvement District for Improvement Area #1 thereof; approving a Preliminary Service and Assessment plan, including the proposed assessment roll for Improvement Area #1; calling a regular meeting and noticing a public hearing for November 9, 2026 to consider an ordinance levying assessments on property located within Improvement Area #1 of said District; directing the filing of the proposed assessment roll with the city secretary to make available for public inspection; directing city staff to publish and mail notice of said public hearing; and resolving other matters incident and related thereto. *(Staff Contact: Tony D. McIlwain, Development Services Director)*

8. REPORTS AND PRESENTATIONS

- A. Receive a report, hold a discussion, and provide staff direction on a proposed project for FY27 Community Development Block Grant (CDBG) funds. *(Staff Contact: Janalea Hembree, Director of Strategy and Innovation)*

- B. Receive a report, hold a discussion, and provide staff direction regarding winter-quarter averaging for utility billing. (*Staff Contact: Lauren Seay, Deputy Director of Administrative Services*)

9. CITY COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS AND REPORTS

10. RECESS INTO EXECUTIVE SESSION

In accordance with Chapter 551 of the Texas Government Code, the City Council may convene in Executive Session in the City Council Workroom in City Hall to conduct a closed meeting to discuss any item listed on this Agenda. The City Council may reconvene into open session and take action on posted items.

Pending or contemplated litigation or to seek the advice of the City Attorney pursuant to Section 551.071, Texas Government Code

-Receive a report and hold a discussion regarding a Rule 11 agreement and abatement plan for the property located at 393 S Warren St in Burleson, Johnson County, Texas

-Negotiations and potential eminent domain action for the acquisition of real property interests for the construction, operation, and maintenance of the Hulen Street Widening Project to serve existing and new development in the City and for other public purposes permitted by law

Discussion regarding possible purchase, exchange, lease, or value of real property pursuant to Section 551.072, Texas Government Code

-Deliberation regarding the purchase, exchange, lease, or value of real property to be acquired for the construction, operation, and maintenance of the Hulen Street Widening Project to serve existing and new development in the City

Deliberation regarding commercial or financial information received from or the offer of a financial or other incentive made to a business prospect seeking to locate, stay or expand in or near the territory of the City and with which the City is conducting economic development negotiations pursuant to Section 551.087, Texas Government Code

11. ADJOURN

CERTIFICATE

I hereby certify that the above agenda was posted on this the **8th of October 2026, by 5:00 p.m.**, on the official bulletin board at the Burleson City Hall, 141 W. Renfro, Burleson, Texas.



Amanda Campos

City Secretary

BUDGET STATEMENT

*Pursuant to Section 551.043, Government Code, the following taxpayer impact statement must be on the City Council meeting agenda at which the City Council will discuss or adopt a budget for the City of Burleson: *For a median-valued homestead property (\$301,997 for tax year 2025, \$297,979 for tax year 2026), the City's portion of the property tax bill in dollars for the current fiscal year (FY25-26) is \$2,180, the City's portion of the property tax bill for the upcoming fiscal year (FY26-27) for the same property if the proposed budget is adopted is estimated to be \$2,175, and the City's portion of the property tax bill in dollars for the upcoming fiscal year (FY26-27) for the same property if a budget funded at the no-new-revenue rate under Chapter 26, Tax Code, is adopted is estimated to be \$2,175. A copy of the proposed budget is accessible on the home page of the governmental body's Internet website (www.burlesontx.com). ***

**The figures used in the statement are based on information received from the Johnson County Central Appraisal District and Tarrant Appraisal District.*

***The figures used in this statement are based on the budget ordinance approved by the city council.*

ACCESSIBILITY STATEMENT

The Burleson City Hall is wheelchair accessible. The entry ramp is located in the front of the building, accessible from Warren St. Accessible parking spaces are also available in the Warren St. parking lot. Sign interpretative services for meetings must be made 48 hours in advance of the meeting. Call the A.D.A. Coordinator at 817-426-9600, or TDD 1-800-735-2989.