



City Council
City Council Regular Meeting Agenda

Monday, October 20, 2025
5:30 PM

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

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

1. **CALL TO ORDER**

Invocation - Danny Andrews, Senior Adult Director, First Baptist Church Burleson

Pledge of Allegiance to the US Flag

Texas Pledge:

Honor the Texas Flag, I pledge allegiance to thee, Texas, one state under God; one and indivisible

2. **PUBLIC PRESENTATIONS**

A. Proclamations

- A Proclamation recognizing October 19-25, 2025 as "Friends of Libraries Week" in the City of Burleson. (*Recipient: Friends of Burleson Public Library*)

B. Presentations

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

- Texas Municipal Clerk Association 2025 Awards - Deputy City Secretary of the Year, Monica Solko, Distinguish Service Award, Amanda Campos, Municipal Clerk's Office of Excellence Award, and Lisandra Leal, Scholarship Committee Chair. (*Alicia Richardson, TMCA President and City of North Richland Hills City Secretary/Chief Governance Officer*)

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A. Items to be continued or withdrawn.

- B. Items to be withdrawn from the Consent Agenda for separate discussion by the City Council, staff, or members of the public in attendance.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 6, 2025 regular council meeting. *(Staff Contact: Lisandra Leal, Assistant City Secretary)*
- B. Consider and take possible action on a minute order ratifying the 4A Economic Development Corporation Board's actions on the approval of a one-year services contract with the Burleson Area Chamber of Commerce in the amount of \$40,000. *(Staff Contact: Alex Philips, Economic Development Director)*
- C. Consider and take possible action on a one-year services contract with the Burleson Area Chamber of Commerce in the amount of \$40,000 *(Staff Contact: Alex Philips, Economic Development Director)*
- D. Consider and take possible action on a minute order ratifying the 4A Economic Development Corporation Board's action taken on the contract with SYB Construction CO., INC. for construction services on the Hooper Business Park Drainage and Paving Improvements (ITB 2025-16) in the amount of \$3,437,863.37 with a project contingency of \$343,786.34 for a total amount of \$3,781,649.71. (Project DV2201)*(Staff Contact: Michelle McCullough, P.E., CFM, Deputy Director/City Engineer)*
- E. Consider and take possible action on a minute order ratifying an Economic Development Corporation (Type A) amendment to Resolution 4A081825AnnualBudget by amending the 5-year Capital Improvement Plan of the 4A Economic Development Corporation for Fiscal Year 2026- 2030. The amendment proposes an increase to the total plan budget in the amount of \$6,000,000. *(Staff Contact: Randy Morrison, P.E., Director of Capital Engineering)*

- F. Consider and take possible action on a minute order ratifying an Economic Development Corporation (Type A) resolution declaring the intention to reimburse an amount not to exceed \$6,750,000 for certain capital expenditures with proceeds from debt; and placing time restrictions on the issuance of tax-exempt obligations. *(Staff Contact: Kevin Hennessey, Interim Director of Finance)*
- G. Consider and take possible action on a minute order ratifying a Community Service Development Corporation (Type B) resolution amending the corporation's operating budget (Resolution 4B081825AnnualBudget) for Fiscal Year 2025-2026 and the 5-Year Capital Improvement Plan of the corporation for Fiscal Years 2026–2030. The amendment proposes an increase to the operating budget in the amount of \$2,914,620 and a reduction to the Capital Improvement Plan in the amount of \$444,087. *(Staff Contact: Kevin Hennessey, Interim Director of Finance)*
- H. Consider and take possible action on a resolution adopting the 2025 Parks and Recreation Master Plan. *(Staff Contact: Jen Basham, Director of Parks and Recreation)*
- I. Consider and take possible action on a resolution adopting the 2025 Public Art Master Plan. *(Staff Contact: Jen Basham, Director of Parks and Recreation)*
- J. Consider and take possible action on a resolution adopting the Public Art Policy. *(Staff Contact: Jen Basham, Director of Parks and Recreation)*
- K. Consider and take possible action on a resolution for a petition submitted by AP-Groundwork Venture, LLC to annex land within the City's extraterritorial jurisdiction (ETJ) into the TallGrass Municipal Management District (MMD). *(Staff Contact: Tony McIlwain, Development Services Director)*
- L. Consider and take possible action on a resolution authorizing the City's 2025 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)*
- M. 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: Jen Basham, Director of Parks and Recreation)*
- N. Consider and take possible action on a contract with Central North Construction for construction services on FM 731 for TxDot Green Ribbon Project CSJ 1094-030-020 through ITB 2025-014 in the amount of \$191,624.40. *(Staff Contact: Jen Basham, Director of Parks and Recreation)*

6. ETJ RELEASE

- A. ETJ Release Petition for 1601 W FM 917 (Case 25-273): Consider and take possible action on a petition for release from the City of Burleson extraterritorial jurisdiction (ETJ) for approximately 45.90 acres of land addressed as 1601 W FM 917. *(Staff Contact: Tony McIlwain, Development Services Director) (No Planning and Zoning Commission action was required for this item)*

7. GENERAL

- A. Consider and take possible action on a contract with SYB Construction CO., INC. for construction services on the Hooper Business Park Drainage and Paving Improvements (ITB 2025-16) in the amount of \$3,437,863.37 with a project contingency of \$343,786.34 for a total amount of \$3,781,649.71. (Project DV2201) *(Staff Contact: Michelle McCullough, P.E., CFM, Deputy Director/City Engineer)*
- B. Consider and take possible action on a 380 agreement between Windmill Properties, LLC, and the City of Burleson for the development of a new hotel located at the Standard at Chisenhall. (Staff Contact: Alex Philips, Economic Development Director)
- C. Consider and take possible action on an amendment to a Guaranteed Maximum Price (GMP) contract (CSO#5871-08-2025) with Byrne Construction Services for Phase 2 of the Police Headquarters Expansion and Remodel in the amount of \$30,732,768. (FA2301) *(Staff Contact: Eric Oscarson, Deputy City Manager)*
- D. Consider and take possible action on an amendment to CSO#4087-01-2023, the professional services contract for architectural design services for Burleson Police Headquarters Expansion with Brinkley Sargent Wiginton Architects in the amount of \$146,500 for a total contract cost in the amount of \$3,974,427. (FA2301) *(Staff Contact: Eric Oscarson, Deputy City Manager)*
- E. Consider and take possible action on an amendment to CON#133-09-2024, a professional services contract with UES for material testing services for the Police Headquarters Renovation and Expansion Project in the amount of \$191,149.50 for a total contract amount of \$211,974.50. (FA2301) *(Staff Contact: Eric Oscarson, Deputy City Manager)*
- F. Consider and take possible action on a professional services contract with Vidaurri Management Group, LLC for vertical construction management services for the Police Headquarters Renovation and Expansion project, in the amount of \$433,672. (FA2301) *(Staff Contact: Eric Oscarson, Deputy City Manager)*
- G. Consider and take possible action on an ordinance amending the City operating budget (CSO#5910-09-2025) for Fiscal Year 2025-2026 and the 5-Year Capital Improvement Plan. This amendment includes an increase to the operating budget in the amount of \$2,914,620 and a net increase to the Capital Improvement Plan (CIP) totaling \$5,555,913; and time is of the essence. (First and Final Reading) *(Staff Contact: Kevin Hennessey, Interim Director of Finance)*
- H. Consider and take possible action on ordinance amending section 58-4 of the code of ordinances permitting the sale of alcohol at Chisenhall Sports Complex. (First Reading) *(Staff Contact: Jen Basham, Director of Parks and Recreation)*
- I. Consider and take possible action adopting an alcohol policy for Chisenhall Sports Complex. *(Staff Contact: Jen Basham, Director of Parks and Recreation)*

8. REPORTS AND PRESENTATIONS

- A. Receive a report, hold a discussion, and provide staff direction regarding the City's Capital Improvement Program. *(Staff Contact: Randy Morrison, P.E., Director of Capital Engineering)*
- B. Receive a report, hold a discussion, and provide staff direction regarding the community park naming process. *(Staff Contact: Jen Basham, Director of Parks and Recreation)*

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.

- A. 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 Texas Tax Code Section 6.155 and related provisions concerning communications with the chief appraiser
- B. Discussion regarding possible purchase, exchange, lease, or value of real property pursuant to Section 551.072, Texas Government Code**
- C. Personnel matters pursuant to Section 551.074, Texas Government Code**
 - Receive a report and hold a discussion regarding the evaluation and duties of the city manager
 - Receive a report and hold a discussion regarding the evaluation and duties of the city secretary
- D. 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**
 - Project Bonus
 - Project Overflow
 - Project Grand

11. ADJOURN**CERTIFICATE**

I hereby certify that the above agenda was posted on this the 10th day of October, 2025, 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 (\$306,724), the City's portion of the property tax bill in dollars for the current fiscal year (FY24-25) is \$2,032.66, the City's portion of the property tax bill for the upcoming fiscal year (FY25-26) for the same property if the proposed budget is adopted is estimated to be \$2,213.93, and the City's portion of the property tax bill in dollars for the upcoming fiscal year (FY25-26) 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 \$2,021.62.

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.