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

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

1. CALL TO ORDER

Invocation

Pledge of Allegiance to the US Flag

2. PUBLIC PRESENTATIONS

A. Proclamations

B. Presentations

- Receive an organizational update from the Burleson Opportunity Fund.

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A. Items to be continued or withdrawn.

B. Items to be withdrawn from the Consent Agenda for separate discussion by the City Council, staff, or members of the public in attendance.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 July 20, 2026 regular council meeting. *(Staff Contact: Monica Solko, Deputy City Secretary)*
- B. Consider and take possible action on a minute order ratifying the Burleson 4A Economic Development Corporation amendment to Resolution 4A032326AmendAnnualBudget by amending the Capital Improvement Plan. *(Staff Contact: Randy Morrison, P.E., Director of Capital Engineering)*
- C. Consider and take possible action on an ordinance amending Section 82-14 “Drought Contingency; Regulations Authorized” of Division 3 “Drought Contingency and Water Conservation” of Article I “In General” of Chapter 82 “Utilities” of the Code of Ordinances concerning drought contingency penalties and enforcement. (Final Reading) *(Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)*
- D. Consider and take possible action on an ordinance amending Section 82-41 “Definitions” of Article II “Industrial Waste Discharge” of Chapter 82 “Utilities” of the Code of Ordinances to provide definitions for PFAS-related terms (Final Reading) *(Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)*
- E. Consider and take possible action on an ordinance amending Section 82-43 “Discharge Prohibitions and Limitations” of Article II “Industrial Waste Discharge” of Chapter 82 “Utilities” of the Code of Ordinances to limit hauling or trucking waste with detectable quantities of PFAS and prohibiting PFAS or PFAS-related substances above baseline concentrations without a plan of correction implementing best management practices. (Final Reading) *(Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)*
- F. Consider and take possible action on an ordinance amending Section 82-233 “Testing of Assemblies” of Article V “Cross Connection Control Policy” of Chapter 82 “Utilities” of the Code of Ordinances to require backflow prevention assembly testing reports to be filed online. (Final Reading) *(Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)*
- G. Consider and take possible action on an ordinance amending Section 82-240 “Backflow Prevention Assembly Testers” of Article V “Cross Connection Control Policy” of Chapter 82 “Utilities” of the Code of Ordinances to require backflow prevention assembly testers to be registered to submit test reports online. (Final Reading) *(Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)*

6. GENERAL

- A. Consider and take possible action on a minute order authorizing the rate increase proposed by Waste Connections, Inc., as permitted under the existing contract, effective October 1, 2026. *(Staff Contact: Lauren Seay, Deputy Director, Administrative Services)*
- B. Consider and take possible action on approving a two-year contract with Anderson Asphalt & Concrete Paving, LLC. for roadway maintenance and preservation services in the amount of \$3,500,000. *(Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)*
- C. Consider and take possible action on an ordinance amending the five-year Capital Improvement Plan (CIP) for Fiscal Year 2026-2030 (CSO#6165-06-2026) (First and Final Reading). *(Staff Contact: Randy Morrison, P.E., Director of Capital Engineering)*
- D. Consider and take possible action on a resolution declaring intention to reimburse an amount not to exceed \$1,585,500 for certain capital expenditures with proceeds from debt; and placing time restrictions on the issuance of tax-exempt obligations for a Capital Improvement Plan project to extend Hulen Street from the intersection of Wilshire Boulevard (SH 174) to John Jones Drive (FM 731). *(Staff Contact: Kevin Hennessey, Director of Finance)*
- E. Consider and take possible action on a professional engineering services agreement with Halff Associates, Inc. for the design of the Hulen St. Extension Project from SH 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.), in the amount of \$1,294,300.00, with a contingency of \$129,430.00, for a total design cost of \$1,423,730.00 (Project ST2605). *(Staff Contact: Randy Morrison, PE, Director of Capital Engineering)*

7. REPORTS AND PRESENTATIONS

- A. Receive a report, hold a discussion, and provide staff direction regarding the FY 2026-2027 (tax year 2026) property tax rates, and receive any additional feedback from the City Council regarding the annual budget for FY 2026-2027. *(Staff Contact: Kevin Hennessey, Director of Finance)*
- B. Receive a report, hold a discussion, and provide staff direction regarding the proposed Fiscal Year 2026-2027 5-Year Capital Improvement Plan (CIP). *(Staff Contact: Randy Morrison, Capital Engineering Director)*
- C. Receive a report, hold a discussion, and provide staff direction on Short-Term Rentals. *(Staff Contact: Tony D. McIlwain, Development Services Director)*
- D. Receive a report, hold a discussion, and provide staff direction regarding Tax Increment Reinvestment Zones (TIRZ) and Tax Increment Financing (TIF). *(Staff Contact: Eric Oscarson, Deputy City Manager)*

8. CITY COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS AND REPORTS**9. 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**
-Cause No. DC-C202500492; *City of Burleson, et al., vs. Pecos Housing Finance Corporation, et al.*, in the District Court, 18th Judicial District, Johnson County, Texas
- B. Discussion regarding possible purchase, exchange, lease, or value of real property pursuant to Section 551.072, Texas Government Code**
- C. 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**

10. ADJOURN

CERTIFICATE

I hereby certify that the above agenda was posted on this the 23rd of July 2026, by 5:30 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.

City Council Regular Meeting

DEPARTMENT: City Secretary's Office
FROM: Monica Solko, Deputy City Secretary
MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on the minutes from the July 20, 2026 regular council meeting.
(Staff Contact: Monica Solko, Deputy City Secretary)

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 High Performing City Organization Providing Exceptional, People Focused Services	1.2 Continue to improve the efficiency and productivity of operations 1.3 Deliver high-quality service and communications to external and internal customers

SUMMARY:

The City Council duly and legally met on July 20, 2026 for a regular council meeting.

RECOMMENDATION:

Council may approve the minutes as presented or approve with amendments.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

N/A

REFERENCE:

N/A

FISCAL IMPACT:

N/A

STAFF CONTACT:

Monica Solko, TRMC
Deputy City Secretary
msolko@burlesontx.com
817-426-9682

**4BURLESON CITY COUNCIL REGULAR MEETING
JULY 20, 2026
DRAFT MINUTES**

ROLL CALL

COUNCIL PRESENT:

Victoria Johnson
Phil Anderson
Alexa Boedeker
Chris Fletcher
Larry H. Scott

Adam Russell

COUNCIL ABSENT:

Dan McClendon

Staff present

Tommy Ludwig, City Manager
Harlan Jefferson, Deputy City Manager
Eric Oscarson, Deputy City Manager
Amanda Campos, City Secretary
Monica Solko, Deputy City Secretary
Allen Taylor, City Attorney
Matt Ribitzki, Deputy City Attorney

1. CALL TO ORDER - Time 5:30 p.m.

Mayor Fletcher called the meeting to order. **Time: 5:32 p.m.**

Invocation led by Chris Wigley, Pastor, First Baptist Church Burleson

Pledge of Allegiance to the US Flag

2. PUBLIC PRESENTATIONS

A. Proclamations

- None.

B. Presentations

- **Receive a report to recognize Atmos Energy for their \$5,000 donation to the Friends of the Burleson Public Library in support of Summer Reading programs. (Staff Contact: Sara Miller, Deputy Director-Library)**

Barbara Tosiana with the Friends of the Library came forward to thank Atmos for their donation.

C. Community Interest Items

- Council member Alexa Boedeker thanked local businesses for their hospitality and for welcoming visitors during the World Cup.

- Recognized Parks and Recreation Month and expressed appreciation for the Parks and Recreation Department's outstanding work, programs and community events.
- Recognized and commended the Library for its engaging and informative social media posts.
- Council member Victoria Johnson shared that, during the Community Services Committee meeting, the committee received strategic plan presentations from the Library and Senior Center and expressed appreciation for the thoughtful presentations and the departments' continued commitment to serving the community.

3. CHANGES TO POSTED AGENDA

- **Items to be continued or withdrawn**
 - None.
- **Items to be withdrawn from Consent Agenda for separate discussion or items to be added to the Consent Agenda.**
 - None.

4. CITIZEN APPEARANCES

- None

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 a Rule 11 agreement and abatement plan for the property located at 393 S Warren St in Burleson, Johnson County, Texas
- -Receive a report and hold a discussion regarding Chapter 311 of the Texas Tax Code and Tax Increment Reinvestment Zone Number Two, City of Burleson, Texas
- -Receive a report and hold a discussion regarding the Chapter 380 and Economic Development and Performance Agreement (CSO#1775-06-2021), as amended, between the City of Burleson, the Burleson 4A Economic Development Corporation, R.A. Development, Ltd, et al.
- -Receive a report and hold a discussion regarding an informal reconciliation of certain City debt obligations and the terms of payment and prepayment

B. 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 near County Road 914 generally from County Road 914A to County Road 1020 to be acquired for the construction and maintenance of a wastewater, street, and drainage project to serve existing and new development in the City where

deliberation in open session would have a detrimental effect on the position of negotiations with third parties

- -Deliberation regarding the purchase, exchange, lease, or value of real property near Hulen St generally from Wilshire Blvd to Candler to be acquired for the construction and maintenance of a street project to serve existing and new development in the City where deliberation in open session would have a detrimental effect on the position of negotiations with third parties
- -Deliberation regarding the purchase, exchange, lease, or value of real property near Lakewood Dr to be acquired for the construction and maintenance of a street project to serve existing and new development in the City where deliberation in open session would have a detrimental effect on the position of negotiations with third parties

C. 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

Mayor Fletcher announced that the Council would convene into Executive Session.
Time: 5:45 p.m.

Mayor Fletcher announced that the Council would reconvene into open session.
Time: 6:14 p.m.

5. CONSENT AGENDA

A. Minutes from the June 15, 2026 regular council meeting. (Staff Contact: Lisandra Leal, Assistant City Secretary)

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

B. CSO#6172-07-2026, minute order ratifying the actions on the Burleson 4A Corporation Board on July 20, 2026, regarding a resolution authorizing a real estate contract between the Burleson 4A Economic Development Corporation and Street Realty Capital, LLC, for the purchase of property located at 130 E. Renfro Street, Burleson, Texas in the amount of \$2,000,000 dollars. (Staff Contact: Alex Philips, Director of Economic Development)

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

C. CSO#6173-07-2026, minute order ratifying the actions on the Burleson 4A Economic Development Corporation Board on July 20, 2026, regarding a Performance Agreement between the Burleson 4A Economic Development

Corporation and Street Realty Capital, LLC, for the development of the property located at 130 E. Renfro Street, Burleson, Texas. (Staff Contact: Alex Philips, Director of Economic Development)

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- D. CSO#6174-07-2026, five-year professional services agreement with Hilltop Securities Asset Management for Arbitrage Rebate Compliance Services, in the amount of \$150,000. (Staff Contact: Michael Franklin, Deputy Director of Finance)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- E. CSO#6175-07-2026, ordinance approving an Extraterritorial Jurisdiction (ETJ) boundary agreement between the Cities of Burleson and Fort Worth, subject to the release of approximately 108.7469 acres of land from Fort Worth's ETJ. (First and Final Reading) (Staff Contact: Tony D. McIlwain, AICP, CFM, Development Services Director)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- F. CSO#6176-07-2026, reaffirming Council's action on a resolution for a petition submitted by AP-Groundwork Venture, LLC requesting the expansion and extension of the City's extraterritorial jurisdiction (ETJ) to include tracts 1, 3, 4 and 5 of the North Johnson County Municipal Management District (MMD) No.1. (Staff Contact: Tony D. McIlwain, Development Services Director)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- G. CSO#6177-07-2026, 2nd amendment to the 1445 Agreement (i.e. subdivision platting ILA) with Johnson County (CSO# 6135-05-2026) (CSO#1189-11-2019) for platting, permitting and floodplain authority within the city's extraterritorial jurisdiction (ETJ). (Staff Contact: Tony D. McIlwain, AICP, CFM, Development Services Director)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- H. CSO#6178-07-2026, community facilities contract with 2525 FTG-TULSA, LLC for reimbursement for the costs associated with the design and construction of approximately 750 linear feet of water line in the amount of \$139,936.27. (Staff Contact: Michelle McCullough, Deputy Director/City Engineer)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- I. CSO#6179-07-2026, minute order amending the Mobility Plan (CSO#5313-11-2023) to adopt the Alsbury Blvd concept plan from FM 731 to the Union Pacific railroad crossing, west of IH-35W and the alignment of Lakewood Drive, from County Road 1020 to County Road 1021. (Staff Contact: Michelle McCullough, Deputy Director/City Engineer)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- J. CSO#6180-07-2026, minute order authorizing expenditures in the amount of \$84,581.67 over five fiscal years under the existing Communications System Agreement (CSO#1518-09-2020) for the City of Burleson's continued participation in the Fort Worth Regional Public Safety Radio System dispatch console software maintenance, upgrades, and support program. (Staff Contact: Hugo Rodriguez, Deputy Chief Technology Officer)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- K. CSO#6181-07-2026, resolution approving the Texas Department of Transportation to establish speed limits in construction zones on the state-maintained highway system within the city limits and authorizing the city manager to execute any documents necessary for such purposes. (Staff Contact: Matt Ribitzki, Sr. Deputy City Attorney/Legal Services Director)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- L. CSO#6182-07-2026, resolution approving the sale of certain real property acquired at a delinquent tax foreclosure sale (1.23 acres, Abstract 620, J M Survey – Appraisal District Account No. 126-0620-00920), accepting the transfer and conveyance of said property, and authorizing the mayor to execute a resale deed reflecting the same. (Staff Contact: Matt Ribitzki, Sr. Deputy City Attorney/Legal Services Director)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- M. CSO#6183-07-2026, interlocal agreement with the Burleson Independent School District (BISD) to provide eleven (11) school resource officers for the fiscal year 2026-27 in the amount of \$1,428,679. (Staff Contact: Wes Routson, Deputy Chief of Police)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- N. CSO#6184-07-2026, construction contract with Pace Construction Services, LLC, for Lakewood Drive and Hooper Business Park Landscape and Irrigation Improvements in the amount of \$2,129,900 with a project contingency of \$642,599 for a total of \$2,772,499. (DV2304) (Staff Contact: Eric Oscarson, Deputy City Manager)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- O. CSO#6185-07-2026, demolition contract with Premier Site Services, LLC for construction services on the Hidden Creek Softball Complex Demolition Project (ITB 2026-021) in the amount of \$386,998.00, with a project contingency of \$38,699.80, for a total amount of \$425,697.80 (Project PC2605). (Staff Contact: Randy Morrison, PE, Director of Capital Engineering)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- P. CSO#6186-07-2026, First Amendment to the Professional Service Agreement with Pape-Dawson, for the CR914 from CR914A to CR1021 roadway improvement project in the amount of \$81,750.00, with a 10% contingency amount of \$17,308.16, for a total design cost of \$190,389.75 (Project ST2651). (Staff Contact: Randy Morrison, PE, Director of Capital Engineering).**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- Q. CSO#6187-07-2026, resolution authorizing an agreement between the Texas Parks and Wildlife Department and the City of Burleson associated with the non-**

urban outdoor recreation grant in the amount of \$750,000. (Staff Contact: Jen Basham, Director of Parks and Recreation)

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- R. CSO#6188-07-2026, agreement with New York Life for life, disability, accident, critical illness, and hospital indemnity insurance benefits in an amount of \$428,940.09 with a contingency of \$3,258.47, for a total amount of \$432,198.66 for plan year 2027. (Staff Contact: Wanda Bullard, Deputy Director of Human Resources)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- S. CSO#6189-07-2026, minute order for a contract renewal with United Healthcare (UHC) and authorizing an expenditure of third-party administration of the medical plan (CSO# 5997-12-2025), dental plan, and vision plan in an amount of \$165,748.04 for plan year 2027. (Staff Contact: Wanda Bullard, Deputy Director of Human Resources)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- T. CSO#6190-07-2026, minute order approving an excused absence for Mayor Pro Tem, Council Place 5 Dan McClendon, for July 20, 2026 and August 3, 2026 regular council meetings. (Staff Contact: Amanda Campos, City Secretary)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- U. Ordinance amending Section 82-14 "Drought Contingency; Regulations Authorized" of Division 3 "Drought Contingency and Water Conservation" of Article I "In General" of Chapter 82 "Utilities" of the Code of Ordinances concerning drought contingency penalties and enforcement. (First Reading) (Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- V. Ordinance amending Section 82-41 “Definitions” of Article II “Industrial Waste Discharge” of Chapter 82 “Utilities” of the Code of Ordinances to provide definitions for PFAS-related terms. (First Reading) (Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- W. Ordinance amending Section 82-43 “Discharge Prohibitions and Limitations” of Article II “Industrial Waste Discharge” of Chapter 82 “Utilities” of the Code of Ordinances to limit hauling or trucking waste with detectable quantities of PFAS and prohibiting PFAS or PFAS-related substances above baseline concentrations without a plan of correction implementing best management practices. (First Reading) (Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- X. Ordinance amending Section 82-233 “Testing of Assemblies” of Article V “Cross Connection Control Policy” of Chapter 82 “Utilities” of the Code of Ordinances to require backflow prevention assembly testing reports to be filed online. (First Reading) (Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

- Y. Ordinance amending Section 82-240 “Backflow Prevention Assembly Testers” of Article V “Cross Connection Control Policy” of Chapter 82 “Utilities” of the Code of Ordinances to require backflow prevention assembly testers to be registered to submit test reports online. (First Reading) (Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)**

Motion made by Adam Russell and seconded by Victoria Johnson to approve the consent agenda.

Motion passed 6-0, with Dan McClendon absent.

6. ETJ RELEASE

- A. ETJ Release Petition for 6260 Conveyor Dr (REL26-003): Consider and take possible action on a petition for release from the City of Burleson extraterritorial jurisdiction (ETJ) for approximately 2.4026 acres of land addressed as 6260 Conveyor DR. (Staff Contact: Tony McIlwain, Development**

Services Director) (No Planning and Zoning Commission action was required for this item)

No action taken.

7. GENERAL

A. CSO#6191-07-2026, resolution awarding FY 2027 Hotel Occupancy Tax funds to tourism activities. (Staff Contact: Alex Philips, Economic Development Director)

Alex Philips, Economic Development Director, presented a resolution recommending the award of FY 2027 Hotel Occupancy Tax funds to support tourism related activities.

The following funding requests were presented:

<u>Event</u>	<u>Requested</u>
Lumberyard Crawfish Cook-Off	\$10,000
Lanterns in Bloom Festival	\$8,000
Harvest Moon Festival	\$8,000
North Texas Wine Jam	\$20,000
Center for ASD Light Up the Night	\$3,200
Center for ASD Christmas Ball	\$3,200
Chisenhall Sports Events – Top Gun Events	\$20,000
Crazy 8 Ministries - City on a Hill	\$12,000
Crazy 8 Ministries - Ocho Loco 5K	\$5,000
Harvest House - Vineyard Vibes	\$9,000

The Community Services Committee direction to prioritize multi-day events, staff recommends approving funding for all eligible multi-day events at their requested amounts and allocating the remaining \$10,000 in available funding to the remaining event applications.

<u>Event</u>	<u>Requested</u>	<u>Approved</u>
Lumberyard Crawfish Cook-Off	\$10,000	\$1,250
Lanterns in Bloom Festival	\$8,000	\$1,250
Harvest Moon Festival	\$8,000	\$1,250
North Texas Wine Jam (2 days)	\$20,000	\$20,000
Center for ASD Light Up the Night	\$3,200	\$1,250
Center for ASD Christmas Ball	\$3,200	\$1,250
Chisenhall Sports Events – Top Gun Events (2 days)	\$20,000	\$20,000
Crazy 8 Ministries - City on a Hill	\$12,000	\$1,250
Crazy 8 Ministries - Ocho Loco 5K	\$5,000	\$1,250
Harvest House - Vineyard Vibes	\$9,000	\$1,250

Council discussion included expressing appreciation to staff for their work in evaluating the applications and supporting their recommendation.

Motion made by Victoria Johnson and seconded by Alexa Boedeker to approve.

Motion passed 6-0, with Dan McClendon absent.

B. CSO#6192-07-2026, resolution approving several Old Town murals associated with the Echo Alley project. (Staff Contact: Tony D. McIlwain, Development Services Director)

Phil Anderson left the dais at 6:24 p.m.

Tony McIlwain, Development Services Director, presented a resolution approving several Old Town murals associated with the Echo Alley project to the city council. Staff has coordinated efforts with Councilmember Phil Anderson, local property and business owners, and Brad and Kay Ray-Smith of Tilt Vision Art Studios to develop a series of western-themed murals throughout Old Town. The proposed murals will be located on the rear and side exteriors of businesses adjacent to the north-south alley between W. Renfro Street, S. Wilson Street, W. Ellison Street, and S. Main Street. The project, known as Echo Alley, is intended to enhance the pedestrian experience and highlight Burleson's history, culture, and character. The presentation included an overview of the Old Town Overlay District mural sign requirements, which allow mural signs that are hand-painted or affixed directly to exterior walls, provided they meet established size, location, text, and maintenance standards. Proposed artistic themes by Tilt Vision Art Studios include Burleson heritage, Texas cattle drives, Southwest landscapes, music and creativity, campfire storytelling, and native wildlife. The privately funded project is estimated to have a value of approximately \$350,000 to \$500,000.

If approved, murals will be installed at the following businesses: Old Texas Brewing Co., The Groovy Yoga Studio, Fresco's Cocina Mexicana, Serendipity, Grumps Burgers, Killen and Dennis Law Firm, MeccaFox, and Orthodontics by Birth and Fletcher. Ongoing maintenance will be privately funded, and mural signs will be required to remain in good repair in accordance with city regulations. The Public Spaces and Cultural Heritage Board recommended approval of Echo Alley on June 23, 2026, with support for exploring additional Texas-themed murals. Staff recommended approval of the proposed mural artwork.

Council discussion expressed appreciation to Councilmember Phil Anderson for his leadership and efforts in bringing the project forward. Councilmembers highlighted the opportunity to enhance Old Town, celebrate Burleson's history, and create a unique community asset through the western-themed artwork. Council expressed support for the project's historical significance, creative themes, and positive impact on the downtown area.

Motion made by Alexa Boedeker and seconded by Victoria Johnson to approve.

Motion passed 5-1, with Phil Anderson abstaining and Dan McClendon absent.

Phil Anderson returned to the dais at 6:31 p.m.

C. CSO#6193-07-2026, minute order amending City Council Policy #32, Financial Policy, and City Council Policy #41, Debt Management Policy proposed amendments. (Staff Contact: Kevin Hennessey, Director of Finance)

Kevin Hennessey, Director of Finance, presented proposed amendments to the City Council Policy #32, Financial Policy and City Council Policy #41, Debt Management Policy to the city council.

Financial Policy updates:

VI. Expenditure Control:

- Equipment Financing: Recommend replacing language to match the ERF policy.
 - F. EQUIPMENT FINANCING. ~~Equipment is accounted for at the original acquisition cost, which includes purchase price plus any costs incurred to place the equipment in service. Equipment may be leased or financed when the unit purchase price is \$5,000 or more and the useful life is at least five years. Department shall contact the Finance Department for transfer or disposal instructions.~~ Vehicles and equipment with a replacement cost greater than \$300,000 will be funded by the issuance of certificates of obligation, and the debt service payment will not exceed the unit's useful life.
- Update terminology consistency: State – “Annual Comprehensive Financial Report (ACFR)” throughout.

Debt Management Policy updates:

- General Debt Governing Policies
 - The City shall review its outstanding debt annually for the purpose of determining if the financial marketplace will afford the City the opportunity to refund an issue and lessen its debt service cost. As a general rule, the net present values savings of an overall particular refunding should exceed three and one-half percent (3.5%) of the refunded maturities, unless a restricting or bond covenant revision is necessary in order to facilitate the ability to provide services or issue additional debt in accordance with the established debt policies.
 - To maximize market agility and achieve the lowest True Interest Cost (TIC), the City may elect to use a parameter ordinance to authorize the sale of debt obligations. Such an ordinance shall delegate the authority to a designated Pricing Officer to execute the final sale of bonds, provided that the final terms – including maximum interest rate, maximum principal amount, and expiration of authority – fall within the specific limits established by the City Council within the ordinance.

There were no questions from city council.

Motion made by Adam Russell and seconded by Victoria Johnson to approve.

Motion passed 6-0, with Dan McClendon absent.

D. CSO#6194-07-2026, resolution for a nomination to the Texas Municipal League Intergovernmental Risk Pool Board of Trustees 2026 Term. (Staff Contact: Janalea Hembree, Director of Strategy and Innovation)

Janalea Hembree, Director of Strategy and Innovation, presented a resolution for nomination to the Texas Municipal League Intergovernmental Risk Pool Board of Trustees 2026 term to the city council. There were no nominations from city council.

No action was taken.

E. CSO#6195-07-2026, Council Policy #17, Establishing City Council Rules of Procedure for City Council Meetings, Section II Meeting Agendas. (Staff Contact: Amanda Campos, City Secretary)

Amanda Campos, City Secretary, presented updates to the Council Policy #17, Establishing City Council Rules and Procedures for city council meetings, Section II Meeting Agendas, to the city council.

Section II. Meeting Agendas

- b. Placing Items on the Agenda:** The Mayor or any one Councilmember may request that an item be placed on the agenda by the following means:
 - i. Request the item during the “Request for Future Agenda Items” during the work session portion of a Council meeting; or
 - ii. Notify the City Manager, in writing, of the request at least ten (10) business days prior to any regularly scheduled City Council meeting.
 - iii. The city manager shall add to the agenda all elected official initiated requests for action that incur a cost beyond the approved budget. These items should include appropriate project details and associated costs. These items are beyond and outside routine maintenance and normal operations of the city. This is to ensure complete transparency and efficient budget oversight.

Council discussed the balance between transparency and providing the City Manager with flexibility to make operational decisions. Discussion included allowing the City Manager discretion to address unforeseen opportunities or needs within existing authority and bring items back to Council for ratification when appropriate. Council expressed confidence in the City Manager’s judgment and integrity and supported removing subsection iii. and noted that the provision could be added back in the future if circumstances changed or concerns arose. The amendment was supported to maintain an appropriate balance of authority and oversight.

Motion made by Adam Russell and seconded by Victoria Johnson to amend Council Policy #17 by deleting Section 2, item B., iii.

Motion passed 6-0, with Dan McClendon absent.

RECESS AND BACK TO ORDER

Mayor Fletcher recessed for a short break at 7:03 p.m. and called the meeting back to order at 7:12 p.m. with all members present.

8. REPORTS AND PRESENTATIONS

- A. Receive a report, hold a discussion, and provide staff direction on prehospital whole blood program in the Fire/EMS Department. (Staff Contact: Josh Jacobs, Assistant Fire Chief)**

Josh Jacobs, Assistant Fire Chief, and Dr. Dennis Haslam, Chief Medical Director, presented the proposed Prehospital Whole Blood Program for Burleson Fire/EMS. The program would provide early blood transfusion capabilities for trauma patients experiencing severe blood loss, improving survival outcomes and reducing preventable deaths. Staff explained that NCTTRAC is expanding access to prehospital blood across Texas and has encouraged Burleson Fire/EMS to participate due to the city's population, EMS capabilities, and regional impact. If selected, NCTTRAC would provide equipment, implementation resources, and potential reimbursement for blood product costs through August 29, 2027. The program would require Burleson Fire/EMS to establish blood supplier agreements and provide necessary medical supplies, with estimated annual operational costs of approximately \$24,000. Staff identified approximately 40 patients in the past year who may have benefited from blood replacement therapy. The proposed Johnson County Regional Whole Blood Plan would create partnerships with neighboring agencies to expand access, improve regional response, and maximize resources. Staff recommended participation in the NCTTRAC program, development of protocols and training, and consideration of future regional funding opportunities.

Council discussion included questions regarding blood quantities, reimbursement, number of blood units carried, turnaround times, and program expansion. Dr. Haslam explained the initial plan would begin with one unit of blood, with potential growth as the program develops, and noted turnaround times are measured in hours rather than days. Council thanked staff for their work and expressed support for moving forward with the program.

B. Receive a report, hold a discussion, and provide staff direction on E-Bikes and electric vehicles in city parks and on city owned property. (Staff Contact: Billy Cordell, Chief of Police)

Billy Cordell, Chief of Police, reported an increase in E-Bike and E-Motorcycle activity in city parks, trails, and streets, resulting in citizen concerns and minor accidents involving juvenile riders. Examples included a juvenile operating an illegal E-Motorcycle who collided with a vehicle and another juvenile who crashed while operating a Class 2 E-Bike. The presentation reviewed existing city ordinances prohibiting off-road recreational motor vehicles, including motorcycles and ATVs, in parks and restricting motor vehicles on designated trails. State law regarding electric bicycles, including classifications, operational requirements, and age restrictions for Class 3 E-Bikes, was also discussed. Staff recommended continuing enforcement of existing ordinances, updating the ordinance prohibiting off-road recreational motor vehicles to specifically include E-Motorcycles, educating staff and the public on E-Bike classifications and regulations, and taking appropriate enforcement action for violations.

Council discussion focused on youth safety concerns, helmet use, potential helmet requirements, improved signage, community and school partnerships, public education efforts, and a phased approach beginning with ordinance updates, signage, communication, and enforcement. Council directed staff to proceed with ordinance.

C. Receive a report, hold a discussion, and provide staff direction regarding Fiscal Year (FY) 2026-2027 employee compensation and benefit strategies. (Staff Contact: Cheryl Marthiljohni, Director of Human Resources)

Cheryl Marthiljohni, Human Resources Director, presented the FY 2026-2027 employee compensation and benefits strategies to the City Council. The presentation included an overview of the current employee population, compensation strategy and history, equitable pay solutions for frontline labor positions (including Streets Maintenance Workers, Utility Maintenance Workers, and Parks Maintenance Workers), comparable market benchmarking for general and public safety positions, and the estimated FY 2026-2027 financial impact.

Council discussion focused on the need to balance available resources with service expectations, including the importance of maintaining adequate staffing levels to accomplish priorities such as street maintenance and continued public safety step plans. Council emphasized the importance of retaining employees, providing training opportunities, addressing compensation concerns for frontline positions, and exploring additional benefits such as increased time off. Discussion included concerns regarding the competitiveness of public works wages, the rising cost of living, and opportunities for certification pay increases.

The City Manager, Tommy Ludwig, explained that supplemental positions identified as priorities during the Council retreat are being recommended as supplemental budget items. He noted that public safety step plan adjustments are included but do not address equity pay. This will need to be addressed as the city continues to monitor market competitiveness.

Council discussed opportunities to support employee growth through certifications and career development. Staff confirmed that certification pay is available and noted the importance of increasing employee awareness of these opportunities. Council also discussed exploring additional time-off options and other creative compensation strategies.

The City Manager stated staff will continue to monitor compensation trends and compare practices with peer municipalities. He noted that a buy-back program is not recommended for the upcoming budget cycle and that staff will continue evaluating best practices and options for future consideration.

RECESS AND BACK TO ORDER

Mayor Fletcher recessed for a short break at 8:32 p.m. and called the meeting back to order at 8:42 p.m. with all members present.

D. Receive a report, hold a discussion, and provide staff direction on the proposed fee changes for the FY 2026-27 budget. (Staff Contact: Natalie Turner, Budget and Fiscal Services Manager)

Natalie Turner, Budget and Fiscal Services Manager, presented the proposed FY 2026-2027 budget fee changes to the City Council. The presentation included a review

of comparison cities and proposed adjustments to fees for Code Enforcement, Parks and Recreation, BRiCk, Golf, Russell Farm, Utility Customer Service, and Solid Waste.

Proposed changes included eliminating or adjusting certain Code Enforcement permit fees, increasing food service and inspection-related fees, and establishing new fees for failed re-inspections and after-hours inspections. Parks and Recreation changes included phased increases to golf green fees, rental deposits and late fees, Camp BTX fees, Russell Farm rental fees, and shifting credit card processing fees to customers citywide. Utility Customer Service proposed combining initiation and transfer fees, along with increases to same-day turn-on and temporary service fees. Administrative Services proposed an increase to the solid waste fee. Household Hazardous Waste option service enhancement fee approximately \$0.95 per month.

There were no questions from city council.

E. Receive a report, hold a discussion, and provide staff direction regarding the FY 2026-2027 budget supplemental requests and receive additional directions regarding the annual budget for fiscal year 2026-2027. (Staff Contact: Tommy Ludwig, City Manager)

Tommy Ludwig, City Manager, resented to the city council the FY 2026-2027 budget supplemental requests discussing the primary budget focus; strong fund balance, 5-year forecasting, and supplemental recommendations based on the strategic goals of the city.

City Manager Ludwig, presented the proposed general fund reductions and salary savings totaling \$1,204,340. He presented the details of reductions by department and funds. He covered the general fund and park performance fund, highlighting the city council high priorities communicated at the council retreat. He also pointed out that the proposed budget is assuming a proposed Stormwater Fee. There were no questions from city council.

He continued with the General Fund forecast FY 2025 to FY 2031 and a review of the requested supplements vs the recommended supplementals. The details were covered and questions answered.

Council discussion included a request to add \$50,000 for engineering support through outsourcing, for a total of \$582,441, to address current staffing needs and provide additional assistance from a dedicated person. Council discussed the need for a full-time Records Coordinator and requested consideration of a full-time position instead of part-time. Council also discussed adding two firefighters and one engineer position as part of the supplemental budget requests. Final decisions will be made after review of all supplemental requests.

City Manager Ludwig continued with

- 4B Fund
- Park Performance Fund
- Hidden Creek Golf Course
- Bartlett Park Soccer complex Fund
- Chisenhall Sports complex Fund

Council discussed sponsorship opportunities at Chisenhall and park lighting improvements. Staff clarified that lighting needs include areas such as restrooms and playgrounds. Council discussed the potential impact of lighting on park usage and emphasized the importance of maintaining the golf course if funding is available.

City Manager Ludwig continued with:

- 4A Fund
- Equipment Service Fund
- Medical Transport Fund
- Miscellaneous Special Revenue Fund (Opioid Lawsuit funds) – all would be one-time fund and limited on how we can use these.

Discussion continued regarding the 4A Fund, Equipment Service Fund, Medical Transport Fund, and Miscellaneous Special Revenue Fund (Opioid Settlement Funds). Staff noted these funds are primarily one-time funding sources with specific allowable uses. Council emphasized the importance of maintaining the Police Department drug take-back program.

For TIF #2 Fund, Council discussed the replacement of the plaza Christmas tree and requested inclusion in the budget for a \$72,261 purchase, including third-party setup and storage. Council also discussed plaza furniture and playground improvements, emphasizing replacement of only necessary items and deferring non-essential replacements, including chess pieces and playground features.

City Manager Ludwig concluded with the five-year forecast. No further questions were received from Council.

9. CITY COUNCIL REQUEST FOR FUTURE AGENDA ITEMS AND REPORTS

- None.

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 a Rule 11 agreement and abatement plan for the property located at 393 S Warren St in Burleson, Johnson County, Texas
- Receive a report and hold a discussion regarding Chapter 311 of the Texas Tax Code and Tax Increment Reinvestment Zone Number Two, City of Burleson, Texas
- Receive a report and hold a discussion regarding the Chapter 380 and Economic Development and Performance Agreement (CSO#1775-06-2021), as amended, between the City of Burleson, the Burleson 4A Economic Development Corporation, R.A. Development, Ltd, et al.

- Receive a report and hold a discussion regarding an informal reconciliation of certain City debt obligations and the terms of payment and prepayment

B. 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 near County Road 914 generally from County Road 914A to County Road 1020 to be acquired for the construction and maintenance of a wastewater, street, and drainage project to serve existing and new development in the City where deliberation in open session would have a detrimental effect on the position of negotiations with third parties
- Deliberation regarding the purchase, exchange, lease, or value of real property near Hulen St generally from Wilshire Blvd to Candler to be acquired for the construction and maintenance of a street project to serve existing and new development in the City where deliberation in open session would have a detrimental effect on the position of negotiations with third parties
- Deliberation regarding the purchase, exchange, lease, or value of real property near Lakewood Dr to be acquired for the construction and maintenance of a street project to serve existing and new development in the City where deliberation in open session would have a detrimental effect on the position of negotiations with third parties

C. 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

Mayor Fletcher announced that the Council would convene into Executive Session.
Time: 10:23 p.m.

Mayor Fletcher announced that the Council would reconvene into open session.
Time: 11:39 p.m.

11. ADJOURNMENT

Motion made by Vicotria Johnson and seconded by Adam Russell to adjourn.

Motion passed 7-0.

Mayor Chris Fletcher adjourned the meeting.

Time: 11:40 p.m.

Monica Solko
 Deputy City Secretary

City Council Regular Meeting

DEPARTMENT: Capital Engineering

FROM: Randy Morrison, P.E., Director of Capital Engineering

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on a minute order ratifying the Burleson 4A Economic Development Corporation amendment to Resolution 4A032326AmendAnnualBudget by amending the Capital Improvement Plan. *(Staff Contact: Randy Morrison, P.E., Director of Capital Engineering)*

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.4 Implement the city's Capital Improvement Program

SUMMARY:

The Burleson 4A Economic Development Corporation approved their annual budget on August 18, 2025 via Resolution 4A081825AnnualBudget. On September 2, 2025, the Council ratified the 4A budget. On September 8, 2025 the Council approved the final reading of the City's FY 2026-2030 annual budget and capital improvement plan (CIP). Subsequently, on October 20, 2025, the Burleson 4A Economic Development Corporation adopted and City Council ratified a resolution to amend the City's FY 2026-2030 CIP. Once again, on March 23, 2026, the Burleson 4A Economic Development Corporation adopted and City Council ratified a resolution to amend the City's FY 2026-2030 CIP. Since adopting the latest amendment, staff has prepared recommended updates to the CIP for Board approval.

RECOMMENDATION:

Staff recommends approval of the minute order ratifying the Burleson 4A Economic Development Corporation action.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

The Burleson 4A Economic Development Corporation approved their annual budget on August 18, 2025 via Resolution 4A081825AnnualBudget.

On September 2, 2025, the Council ratified the 4A budget.

On September 8, 2025, the Council approved the final reading of the City's FY 2026-2030 annual budget with the five-year Capital Improvement Plan (CIP).

On October 20, 2025, the Burleson 4A Economic Development Corporation adopted and City Council ratified a resolution to amend the City's FY 2026-2030 CIP.

On March 23, 2026, the Burleson 4A Economic Development Corporation adopted and City Council ratified a resolution to amend the City's FY 2026-2030 CIP.

On August 03, 2026, the Burleson 4A Economic Development Corporation adopted a resolution to amend the City's FY 2026-2030 CIP.

REFERENCE:

Resolution 4A032326AmendAnnualBudget

FISCAL IMPACT:

N/A

STAFF CONTACT:

Randy Morrison, PE
Director of Capital Engineering
rmorrison@burlesontx.com
817-426-9612



FY 2026-2030 4A CIP Amendment Minute Order

PRESENTED TO CITY COUNCIL ON

AUGUST 03, 2026

4A Updates

August 18, 2025 4A
Corp Approved FY26
Annual Budget

September 2, 2025
City Council Ratified
the 4A Budget

September 8, 2025
City Council FY26
Annual Budget and 5-
YR CIP

October 20, 2025 4A
Corp Adopted 5-YR CIP
Amendment and City
Council Ratified

March 23, 2026 4A
Corp Adopted 5-YR CIP
Amendment and City
Council Ratified

CIP Changes

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY

Project #	Project Title	Change Summary	Priority Ranking
ST2605	Hulen Street Extension from SH 174 to John Jones Drive	Adding the Hulen Street Extension to the CIP and adding \$1,585,500 in 4A CO Bond funding for FY 26 to fund the design and ED&P to initiate the project.	Recommended

Proposed 4A CIP Update FY26 – FY30

4A CIP FY26-30

Project #	4A Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
ST2301	Alsbury Blvd	\$4,001,277			\$5,000,000	\$5,000,000		\$10,000,000
DV2302	Lakewood Drive Extension	\$1,311,915			\$4,000,000			\$4,000,000
DV2901	Future Project					\$10,000,000		\$10,000,000
PK2311	West Side Infrastructure - Burleson Legacy Park	\$2,558,215	\$5,000,000					\$5,000,000
DV2601	Land Bank at HCP and I35W		\$6,026,519					\$6,026,519
ST2605	Hulen St Extension from SH 174 (Wilshire) to FM 731 (John Jones)		\$1,585,500					\$1,585,500
	Total	\$7,871,407	\$11,026,519 \$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$35,026,519 \$36,612,019

Note: The construction allocation for the Hulen Extension will be included in the proposed FY27-31 CIP.

FY26 Bond Issuance Project List

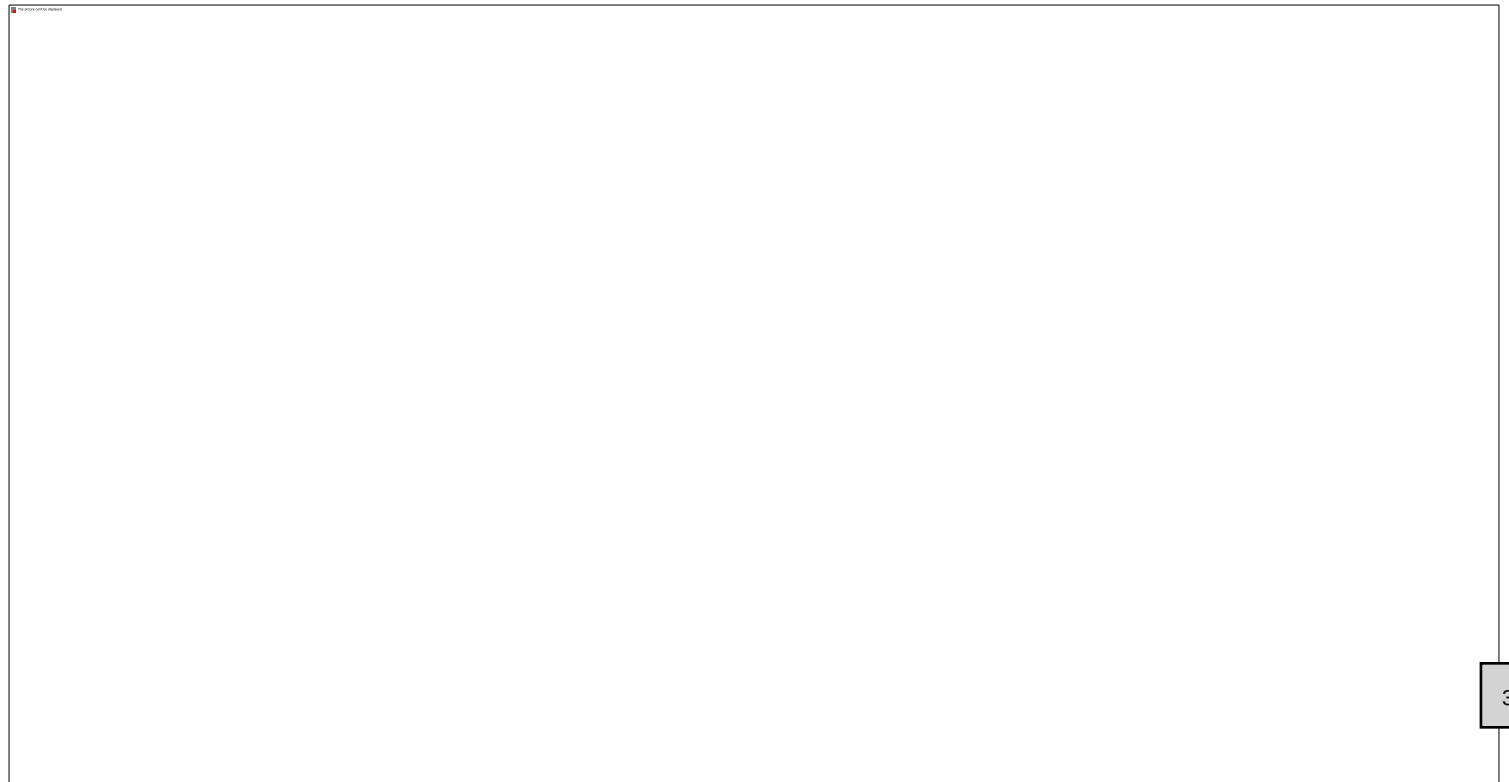
4A Bonds

- West Side Infrastructure \$5,000,000
- Land Bank at HCP and I35W \$6,026,519

Note: The FY26 allocation for ST2605 Hulen St. Extension from SH 174 (Wilshire) to FM 731 (John Jones) will be included in the FY 27 bond issuance.

Council Considerations

Consider and take possible action on a Minute Order ratifying the action of the 4A Board regarding amending the 4A five-year Capital Improvement Plan (CIP) for Fiscal Year 2026-2030.



Questions / Comments



**Burleson 4A Economic Development Corporation
RESOLUTION**

WHEREAS, the Burleson 4A Economic Development Corporation, known as the “Type A Corporation”, incorporated and certified on October 5, 2000, under the authorization of the Development Corporation Act of 1979; and

WHEREAS, on August 18, 2025, the Board of Directors (“Board”) of the Type A Corporation approved the budget for Fiscal Year 2025-2026 (the “Budget”) 4A081825AnnualBudget including the 5-year Capital Improvement Plan (CIP); and

WHEREAS, on October 20, 2025, the Board adopted Resolution 4A102025AmendAnnualBudget to amend the City’s Fiscal Year 2026-2030 Capital Improvement Plan; and

WHEREAS, on March 23, 2026, the Board adopted Resolution 4A032326AmendAnnualBudget to amend the City’s Fiscal Year 2026-2030 Capital Improvement Plan; and

WHEREAS, the Board desires to amend the 5-year Capital Improvement Plan (CIP) of the 4A Economic Development Corporation for Fiscal Year 2026-2030, and finds the amendments to the CIP will further the purposes of the Type A Corporation.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE BURLESON ECONOMIC DEVELOPMENT CORPORATION THAT:

Section 1.

The Type A Corporation approves the amendments to the five-year Capital Improvement Plan for Fiscal Year 2026-2030 attached as Exhibit A, attached hereto and incorporated herein by reference for all purposes.

Section 2.

The Type A Corporation respectfully requests that the City Council ratify this resolution.

PASSED, APPROVED, AND DULY RESOLVED by the Board, on the _____ day of _____, 2026.

SIGNED:

ATTEST:

President of Type A Corporation

Secretary of the Type A Corporation

Attachments:
Exhibit A

EXHIBIT A
RESOLUTION AMENDING THE CAPITAL IMPROVEMENT PLAN FOR FY 2026-2030

4A CIP FY26-30

Project #	4A Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
ST2301	Alsbury Blvd	\$4,001,277			\$5,000,000	\$5,000,000		\$10,000,000
DV2302	Lakewood Drive Extension	\$1,311,915			\$4,000,000			\$4,000,000
DV2901	Future Project					\$10,000,000		\$10,000,000
PK2311	West Side Infrastructure - Burleson Legacy Park	\$2,558,215	\$5,000,000					\$5,000,000
DV2601	Land Bank at HCP and I35W		\$6,026,519					\$6,026,519
ST2605	Hulen St Extension from SH 174 (Wilshire) to FM 731 (John Jones)		\$1,585,500					\$1,585,500
	Total	\$7,871,407	\$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$36,612,019

City Council Regular Meeting

DEPARTMENT: Public Works

FROM: Justin Scharnhorst, Deputy Director of Public Works

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on an ordinance amending Section 82-14 "Drought Contingency; Regulations Authorized" of Division 3 "Drought Contingency and Water Conservation" of Article I "In General" of Chapter 82 "Utilities" of the Code of Ordinances concerning drought contingency penalties and enforcement. (Final Reading) *(Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)*

STRATEGIC PRIORITY AND GOAL:

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.5 Develop and maintain facilities and utility services

SUMMARY:

The city's current wholesale water supply agreement with Fort Worth includes requirements for Burleson to enact the same water use restrictions, rationing, and conservation as those enacted by the City of Fort Worth. A new ordinance regarding watering restrictions was adopted by Fort Worth November 11, 2025, incorporating a new progressive enforcement process for violations to prevent water waste, reduce water system peak demands, and slow the need for costly system expansions. The ordinance enables the use of advanced water metering infrastructure data to assess violations where applicable and continues to rely on visual inspections for residential properties. Failure of Burleson to maintain consistency with Fort Worth could be considered a breach of the wholesale agreement.

The city's current ordinance prohibits irrigation/watering except for hand watering and use of soaker hoses between the hours of 10am and 6pm every day of the year. In addition, the current ordinance establishes a twice weekly irrigation/watering schedule:

- Even-numbered single-family residential addresses are allowed to water before 10am and after 6pm on Wednesdays and Saturdays
- Odd-numbered single-family residential addresses are allowed to water before 10am and after 6pm on Thursdays and Sundays
- All non-residential (non-single-family residential) addresses are allowed to water before 10am and after 6pm on Tuesdays and Fridays

No irrigation/watering is allowed on Mondays at any hour of the day. The current ordinance allows for variances subject to Public Works Director approval in limited circumstances consistent with the city's drought contingency plan.

The proposed ordinance maintains the twice weekly watering schedule of the current ordinance. The primary changes in the proposed ordinance are 1) transitioning from civil fines for violations generally processed by citations through the municipal court to administrative non-compliance fees that would be processed through the utility bill and 2) reducing the penalty amounts while maintaining a progressive enforcement process:

- a. First offense - written notice of violation accompanied by educational information on proper irrigation scheduling
- b. Second offense - written notice of violation accompanied by educational information on proper irrigation scheduling plus an administrative fee of \$25
- c. Third offense - written notice of violation accompanied by educational information on proper irrigation scheduling plus an administrative fee of \$50
- d. Fourth offense - administrative fee of \$75 and written notification by US mail to the property owner, property manager, or business representative for commercial properties
- e. Subsequent offenses - temporary shut-off of irrigation service and assessment of a shut-off and restoration fee in accordance with the City's adopted fee schedule

Each day that a violation occurs constitutes a separate violation. However, the utility will generally aggregate violations into a single enforcement action administered within a customer's monthly billing cycle. Irrigation service will be restored only upon payment of a reconnection fee as prescribed in the current city fee schedule and any outstanding administrative fee.

RECOMMENDATION:

Approve an ordinance amending Section 82-14 of the Code of Ordinances modifying drought contingency penalties and enforcement.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

February 4, 2026: Community Services Committee was briefed and recommended the City Council approve the ordinance

July 20, 2026 City Council – First Reading

REFERENCE:

N/A

FISCAL IMPACT:

Proposed Expenditure/Revenue: N/A

Account Number(s): N/A

Fund: N/A

Account Description: N/A

Procurement Method: N/A

STAFF CONTACT:

Justin Scharnhorst

Deputy Director of Public Works

jscharnhorst@burlesontx.com

817-426-9646



Updates to Chapter 82 (Utilities) of the Code of Ordinances

City Council

Purpose, Background, and Outline



Staff requests City Council approval of revisions to five sections of Chapter 82 (Utilities) of the City's Code of Ordinances:

- One is regarding watering restrictions and is required per terms of the wholesale water supply agreement with Fort Worth
- Two are regarding certain industrial waste discharges and are required per terms of the wholesale wastewater service agreement with Fort Worth
- Two are regarding backflow prevention assembly testing and are proposed by staff to enhance efficiency and accuracy of these state-required reports

Watering Restrictions

- Current wholesale water supply agreement with Fort Worth includes requirements for Burleson to enact the same water use restrictions, rationing, and conservation as Fort Worth
- Water use restriction ordinance adopted by Fort Worth November 2025 incorporates new progressive enforcement process for violations to prevent water waste, reduce water system peak demands, and slow the need for costly system expansions
 - Incorporates use of AMI data to assess violations where applicable (visual inspections for residential properties)
 - Assesses a non-compliance administrative fee in lieu of civil penalties on a customer's monthly billing cycle (progressive penalties - 2nd notice of violation = \$25, 3rd = \$50, and 4th = \$75)
 - Provides potential to lock or shut-off irrigation service for repeated violations beyond 4th
 - Establishes requirements for re-establishment of service

The current twice weekly watering schedule remains unchanged

Current Burleson Irrigation Restrictions (Chapter 82-14, Ordinance CSO#130-01-2015)



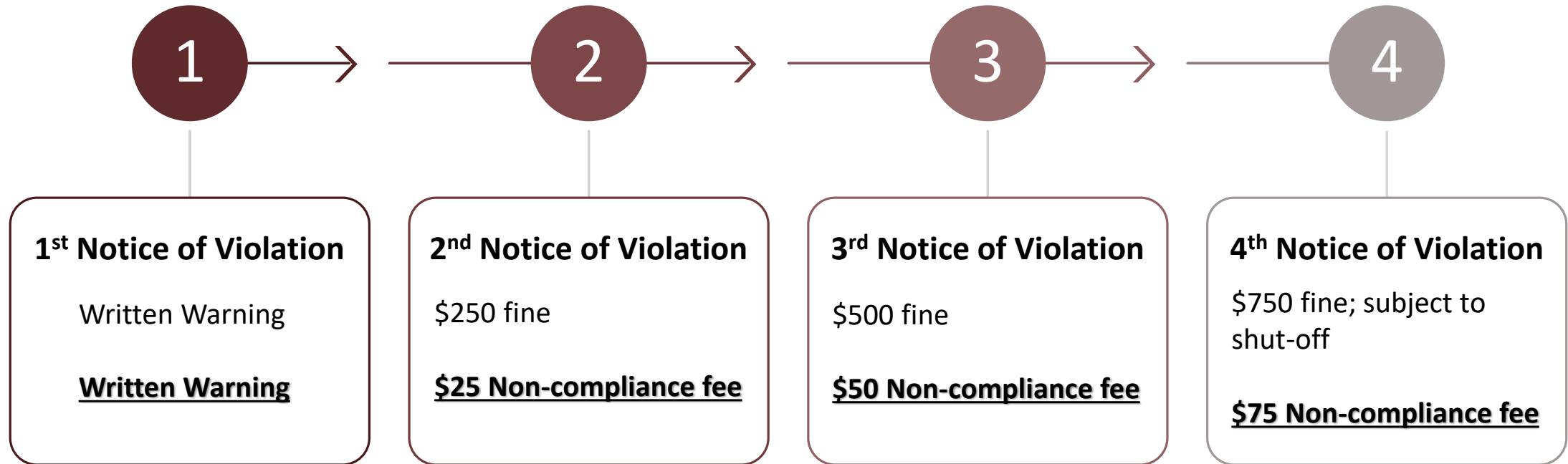
Except for hand watering and use of soaker hoses, irrigation/watering is **not allowed**:

- Between 10am and 6pm on **any** day, 365 days per year
- Any day **other than** the twice per week schedule outlined below:
 - Even-numbered single-family residential addresses – Wednesdays and Saturdays
 - Odd-numbered single-family residential addresses – Thursdays and Sundays
 - All non-residential (non-single-family residential) – Tuesdays and Fridays



Variances may be granted in limited circumstances

Penalties in *Current* and Proposed Burleson Chapter 82-14



Subsequent violations subject to Non-emergency termination of irrigation service; lock out fees, lock out tampering fees (if applicable), and restoration fees

Proposed ordinance replaces citations processed through Municipal Court with non-compliance fees added to water bills

Note: Five violations documented in calendar year 2025 in Burleson - lower dollar amount penalties in the proposed ordinance are anticipated to result in more consistent application and ultimately the desired behavior change

Public Outreach

In collaboration with the city's award-winning Communications team, a campaign to raise awareness of water conservation and irrigation restrictions has been underway over the last couple of months (see examples) and will continue through the summer with emphasis on any ordinance updates adopted



Source: EPA WaterSense



Community Services Committee Feedback

- Staff presented an overview of the proposed ordinance to the committee February 4, 2026
- Committee supported moving the ordinance forward to City Council

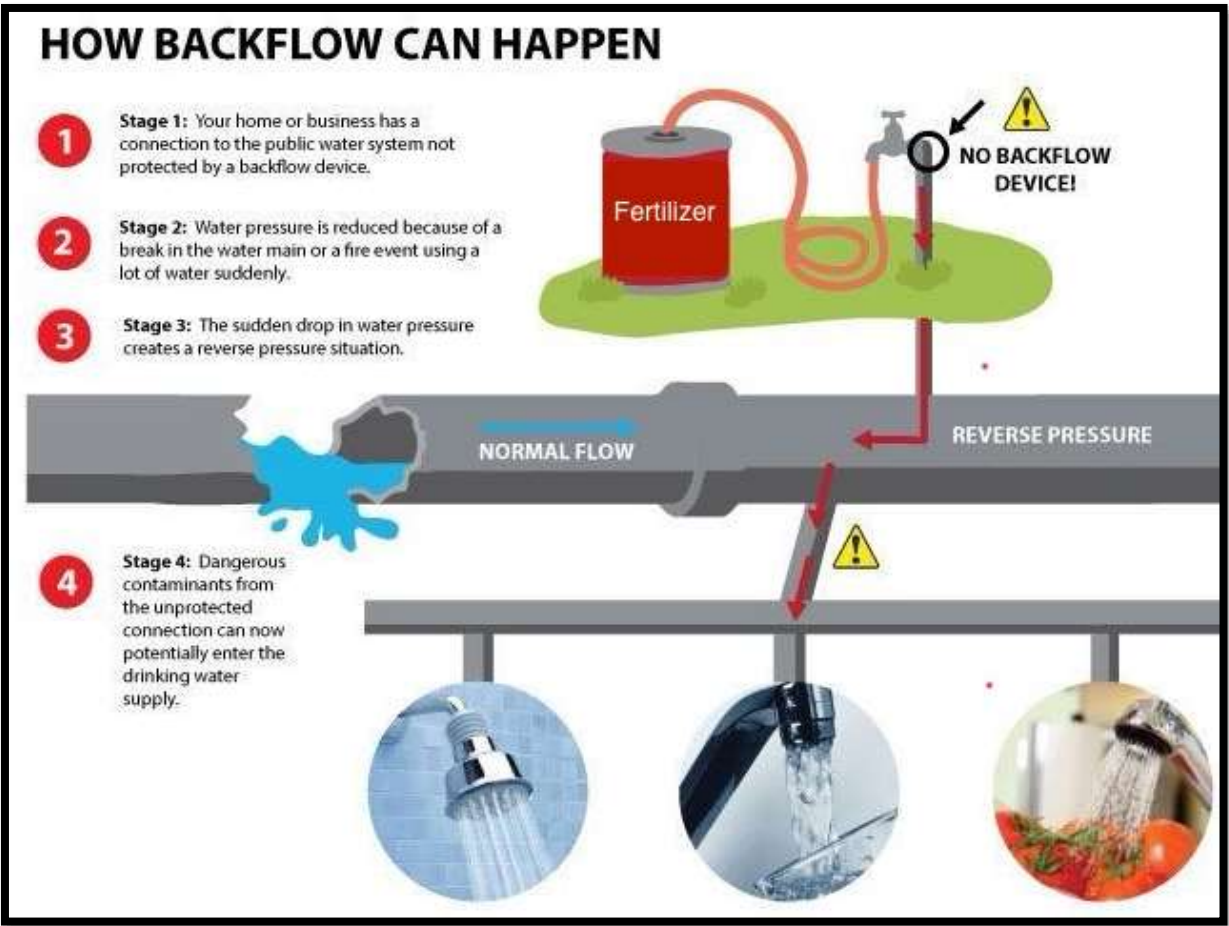
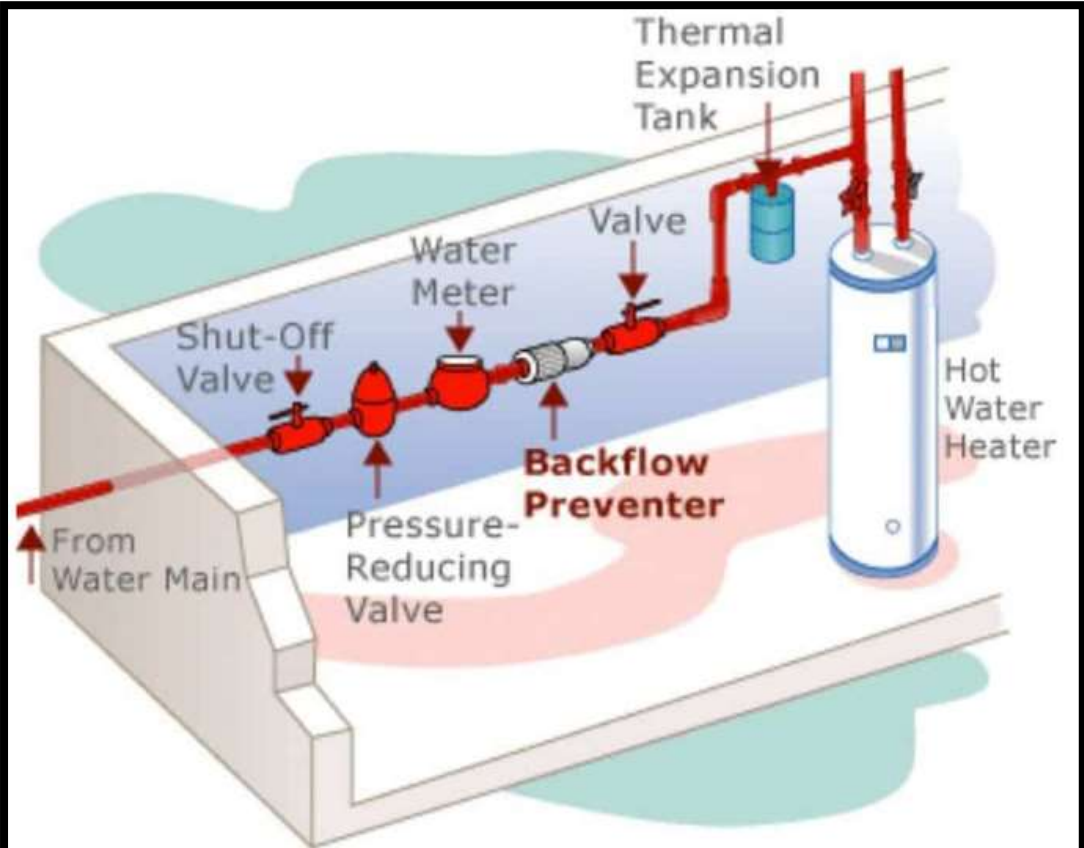


Industrial Waste Discharge

- Current wholesale wastewater service agreement with Fort Worth includes requirements for Burleson participation in Fort Worth's compliance with federal and state permits and to enact ordinances consistent with those in Fort Worth related to wastewater discharge and compliance
- Evolving regulatory requirements have caused Fort Worth to amend an ordinance to position them for compliance and require cooperation of their customers (including wholesale cities like Burleson and the customers of those cities)
- Recent ordinance adopted by Fort Worth:
 - Limits hauling or trucking of highly toxic industrial waste to help ensure that dangerous industrial compounds are removed before leaving the industrial site
 - Adds new definitions for PFAs ("forever chemicals")
 - Prohibits PFAs or PFAs-related substances above baseline concentrations without a plan of correction that incorporates best management practices
- Changes to both Chapters 82-41 and 82-43 are necessary to align Burleson ordinances with the recent Fort Worth changes regarding highly toxic waste and PFAs

Backflow Prevention Assembly Test (BPAT) Reporting

International Plumbing Code (Ch. 6), International Residential Code (Ch. 29), and TCEQ require assemblies as protection for public water system and require annual testing



Backflow: Water flowing opposite its intended direction, either from loss of pressure in supply lines or increase in pressure on customer side - backflow can carry contaminants with it into supply lines

Codes in effect at time of construction/renovation determine assemblies or other devices required

Backflow Prevention Assembly Test (BPAT) Reporting

- Texas Commission on Environmental Quality (TCEQ) and plumbing codes require installation and annual testing of backflow prevention devices to prevent contamination of the public water system
- TCEQ requires the public water system (Public Works) to receive BPAT reports (on paper or electronically including online) and retain them for three years
- Public Works receives hundreds of reports annually, mostly hand-written and through the U.S. mail that must be manually processed into a database
- Property owners hire state-licensed testers to conduct annual tests
- Changes to both Chapters 82-233 and 82-240 are necessary to enable the transition to a more efficient online system of receiving and maintaining the reports
 - 82-233 to require the reports be submitted online
 - 82-240 to require state licensed testers to register for online submittal

5154

THE CITY OF BURLESON
TEXAS

The City of Burleson Backflow Prevention Assembly Test and Maintenance Report

The following form must be completed for each assembly tested. A signed and dated original must be submitted to the public water supplier for recordkeeping *purposes*.

NAME OF PWS:	City of Burleson		
PWS ID#:	1260002		
PWS MAILING ADDRESS:	141 W Renfro St. Burleson, TX 76028		
PWS CONTACT PERSON:	[REDACTED]		
ADDRESS OF SERVICE AND BUSINESS NAME OR IF RESIDENTIAL PLEASE LIST:	[REDACTED]		

The backflow prevention assembly detailed below has been tested and maintained as required by commission regulations and is certified to be operating within acceptable parameters.

TYPE OF BACKFLOW PREVENTION ASSEMBLY (BPA):			
☒ Reduced Pressure Principle (RPBA)	☐ Reduced Pressure Principle-Detector (RPBA-D)	Type II	☐
☒ Double Check Valve (DCVA)	☐ Double Check-Detector (DCVA-D)	Type II	☐
☐ Pressure Vacuum Breaker (PVB)	☐ Spill-Resistant Pressure Vacuum Breaker (SVB)		

Manufacturer:	Main:	Watts	Bypass:		Size:	Main:	1 1/2	Bypass:	
Model Number:	Main:	LP00701	Bypass:		BPA Location:	Left back wall under counter, in kitchen			
Serial Number:	Main:	H00795	Bypass:		BPA Serves:	Serves kitchen nothing			

Reason for test: New ☐ Existing ☒ Replacement ☐ Old Model/Serial # ☐

Is the assembly installed in accordance with manufacturer recommendations and/or local codes? ☒ Yes ☐ No

Is the assembly installed on a non-potable water supply (auxiliary)? ☐ Yes ☒ No

TEST RESULT	Reduced Pressure Principle Assembly (RPBA)			Type II Assembly	PVB & SVB	
	DCVA		Relief Valve	Bypass Check	Air Inlet	Check Valve
PASS ☒						
FAIL ☐						
Initial Test	Held at <u>1.5</u> psid	Held at <u>0.4</u> psid	Opened at <u>2.1</u> psid	Held at <u> </u> psid	Opened at <u> </u> psid	Held at <u> </u> psid
Date: <u>2-9-24</u>	Closed Tight ☒	Closed Tight ☒	Did not open ☐	Closed Tight ☐	Did not open ☐	Leaked ☐
Time: <u>1:35</u>	Leaked ☐	Leaked ☐	Did it fully open (Yes ☐ /No ☐)			
Repairs and Materials Used**	Main: <u> </u> Bypass: <u> </u>					
Test After Repair	Held at <u> </u> psid	Held at <u> </u> psid	Opened at <u> </u> psid	Held at <u> </u> psid	Opened at <u> </u> psid	Held at <u> </u> psid
Date: <u> </u>	Closed Tight ☐	Closed Tight ☐		Closed Tight ☐		
Time: <u> </u>						

*** 2nd check: numeric reading required for DCVA only

Differential pressure gauge used:	Potable: ☒	Non-Potable: ☐
Make/Model: <u>Apollo 40-200 TK5U</u>	SN: <u>08122209</u>	Date tested for accuracy: <u>09-16-24</u>

Remarks:

Company Name:	.01 Accuracy Backflow	Licensed Tester Name (Print/Type):	Michael Machen
Company Address:	Po Box 6832 McKinney, Tx 75071	Licensed Tester Name (Signature):	<u>[Signature]</u>
Company Phone #:	972-699-7156	BPAT License #	BP0018647
		License Expiration Date:	10-17-27

The above is certified to be true at the time of testing.

* TEST RECORDS MUST BE KEPT FOR AT LEAST THREE YEARS [30 TAC §290.46(B)]
** USE ONLY MANUFACTURER'S REPLACEMENT PARTS

Address: 725 SE John Jones Dr. Burleson, TX 76028 Email: backflow@burlesontx.com

Actions Requested

1. Approve an ordinance amending Section 82-14 of the Code of Ordinances modifying drought contingency penalties and enforcement
2. Approve an ordinance amending Section 82-41 of the Code of Ordinances providing definitions for PFAs-related terms
3. Approve an ordinance amending Section 82-43 of the Code of Ordinances limiting hauling or trucking waste with detectable quantities of PFAs and prohibiting PFAs or PFAs-related substances above baseline concentrations without a plan of correction implementing best management practices
4. Approve an ordinance amending Section 82-233 of the Code of Ordinances to require backflow prevention assembly testing reports to be filed online
5. Approve an ordinance amending Section 82-240 of the Code of Ordinances to require backflow prevention assembly testers to be registered to submit test reports online



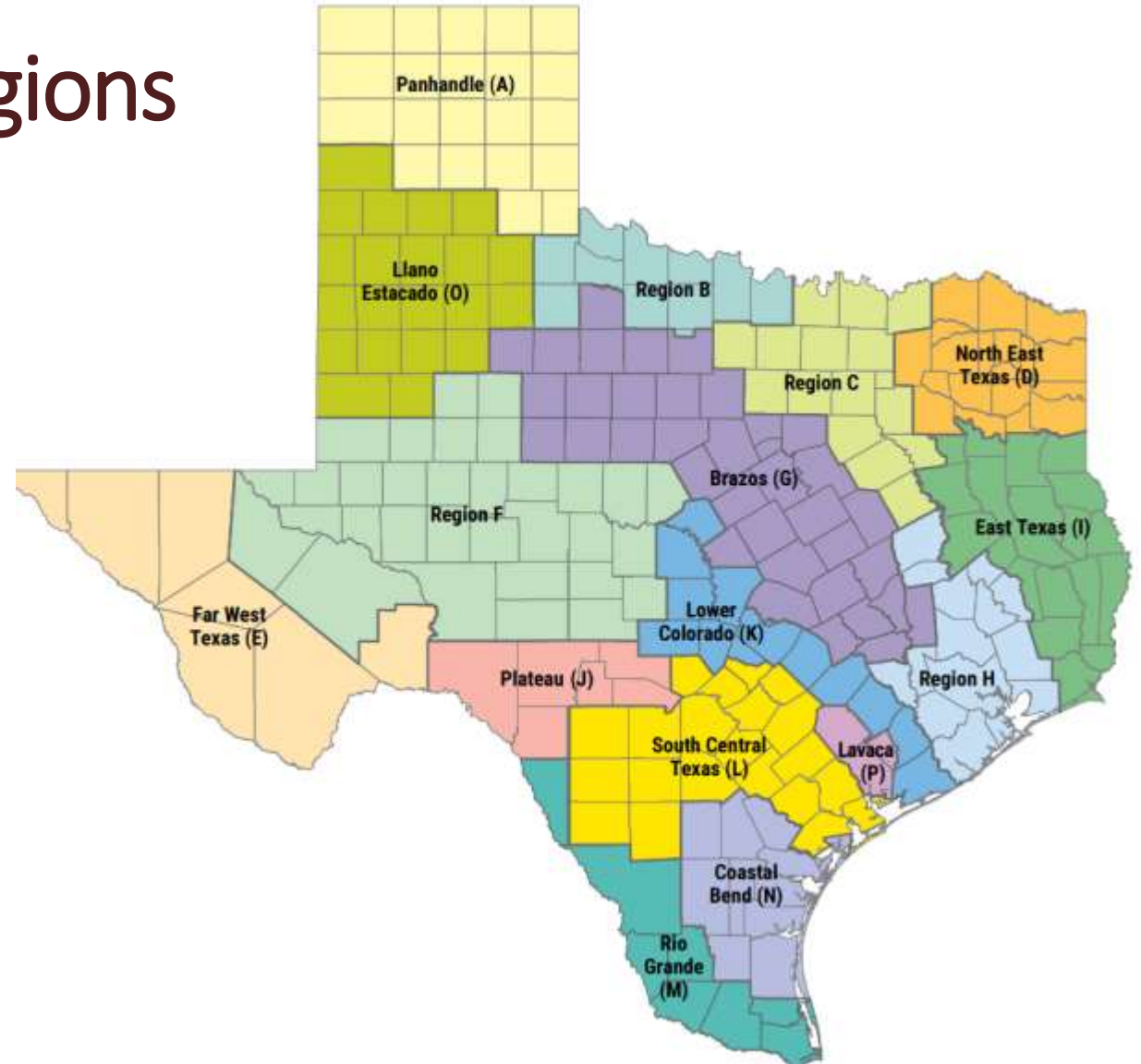
Questions / Discussion

Appendix

State / Regional Water Planning Information

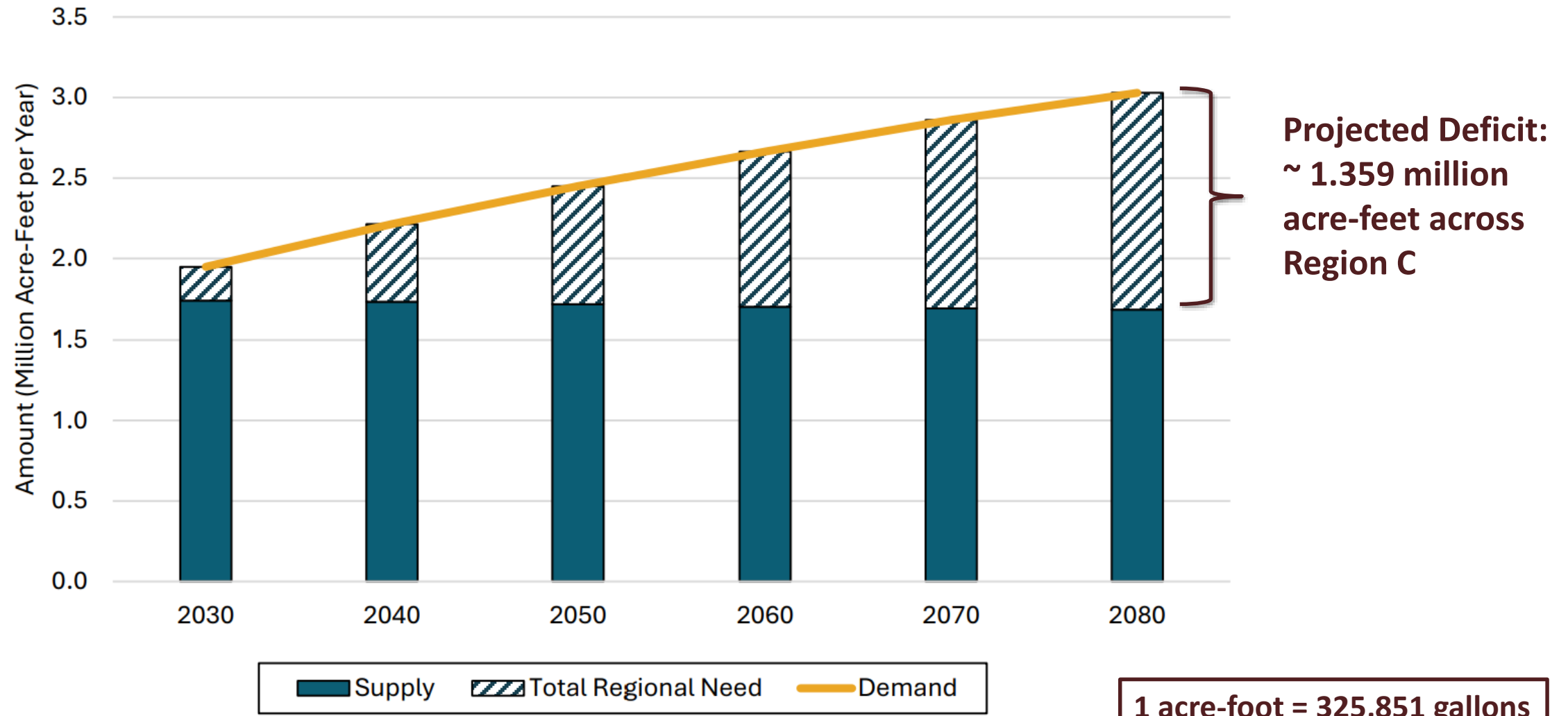
State Water Planning Regions

- Burleson physically lies within both Region C (Tarrant County) and Region G (Johnson County)
- Burleson's wholesale supply comes from City of Fort Worth



Source: Texas Water Development Board

FIGURE 4.1 COMPARISON OF CONNECTED SUPPLY WITH PROJECTED DEMAND BY DECADE



Source: TWDB, 2026 Region C Water Plan

1 acre-foot = 325,851 gallons

TABLE 4.2 PROJECTED SHORTAGE BY USE TYPE FOR REGION C

CATEGORY	VALUES IN ACRE-FEET PER YEAR					
	2030	2040	2050	2060	2070	2080
Municipal	220,512	467,639	709,949	933,232	1,132,540	1,301,192
Irrigation	5,501	5,498	5,498	5,507	5,538	5,584
Livestock	0	0	0	0	0	0
Manufacturing	9,142	19,946	24,070	27,767	31,018	33,740
Mining	123	211	890	2,587	5,105	8,473
Steam Electric Power	1,022	5,591	6,845	8,163	9,196	10,034
TOTAL	236,300	498,885	747,252	977,256	1,183,397	1,359,023

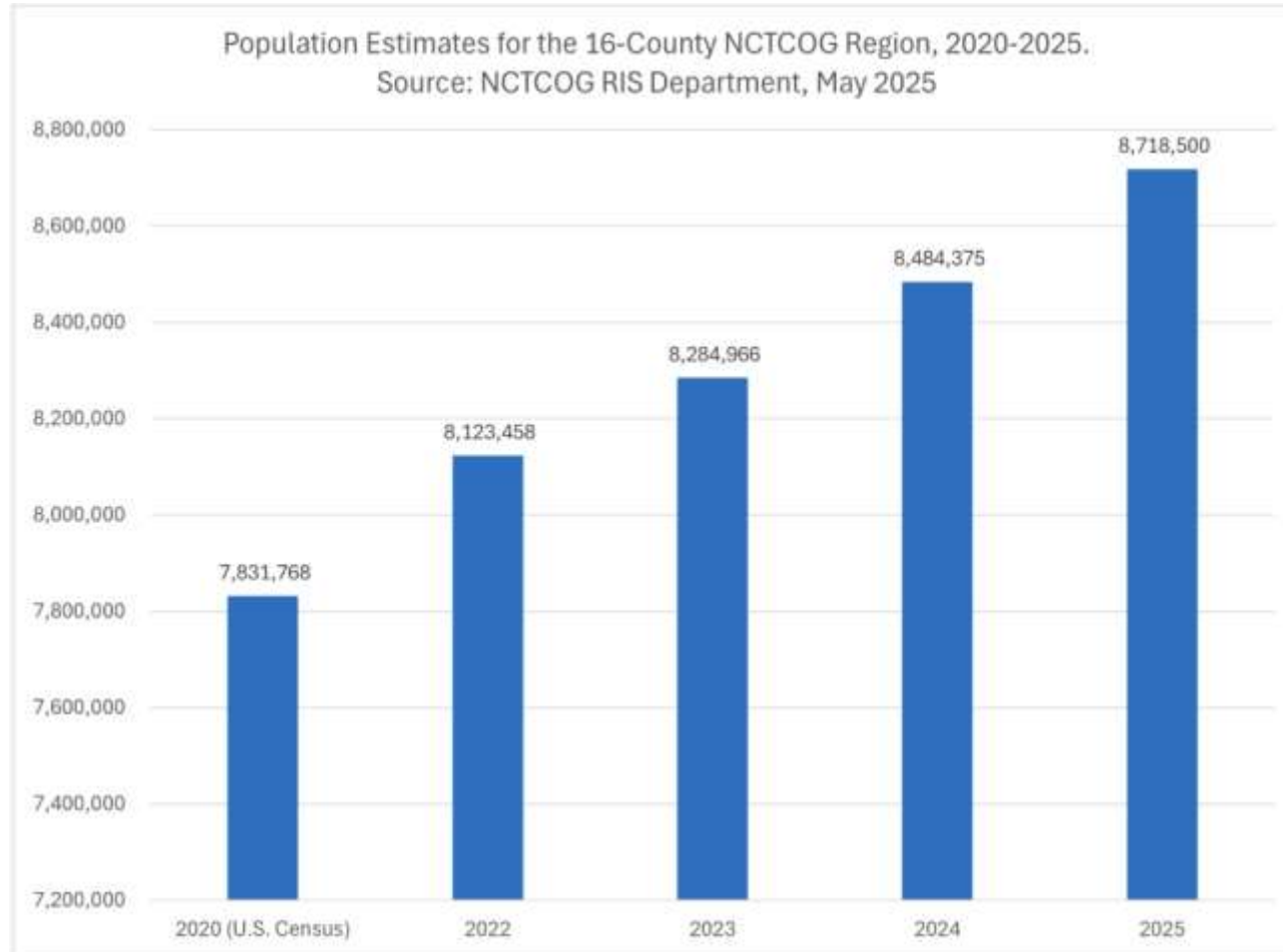
Source: TWDB, 2026 Region C Water Plan

Projected shortage for irrigation alone just in Water Planning Region C is 5,501 acre-feet or approximately 1.8 Billion gallons in 2030

Municipal water demand includes water used by a variety of consumers including single-family residences, multi-family residences, and non-residential establishments (commercial, institutional, and *light* industrial). Residential and non-residential consumers uses include drinking, cooking, sanitation, cooling, and landscape watering.

Additional Drivers

Continued population growth – approximately 200,000 people added to the region each year for the past five years



2026 FIFA World Cup – nine matches to be played in the region (said to be equivalent to hosting 10 Super Bowls) generating additional water demands this summer and making conservation even more important than normal



ORDINANCE No. _____

AN ORDINANCE OF THE CITY OF BURLESON PROVIDING FOR THE AMENDMENT OF DIVISION 3, "DROUGHT CONTINGENCY AND WATER CONSERVATION", IN ARTICLE I, "IN GENERAL," IN CHAPTER 82, "UTILITIES," OF THE CODE OF ORDINANCES, CITY OF BURLESON, TEXAS, BY AMENDING SECTION 82-14, "DROUGHT CONTINGENCY; REGULATIONS AUTHORIZED" IN ITS ENTIRETY; INCORPORATING THE RECITALS; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL PRIOR ORDINANCES NOT IN DIRECT CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR INCORPORATION INTO THE CODE OF ORDINANCES; FINDING COMPLIANCE WITH OPEN MEETINGS ACT; PROVIDING FOR PUBLICATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Burleson, Texas is a home-rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, the City Council of the City of Burleson has adopted drought contingency and water conservation plan and enforcement provisions, which establish the City's policy in the event of shortages or delivery limitations in the City's water supply and to establish water restrictions to be enforced in case of drought or emergency conditions; and

WHEREAS, the City Council finds it in the best interest of the citizens to modify the City's current enforcement structure to include the assessment of administrative penalties in accordance with Chapter 54 of the Texas Local Government Code and other applicable law; and

WHEREAS, the provisions herein are necessary to promote and protect the health, safety, and welfare of the public by creating an urban environment that is protective of the City's water supply and provides an enhanced quality of life for the citizens of the City of Burleson.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BURLESON, TEXAS, THAT:

SECTION 1

Section 82-14, "Drought Contingency; Regulations Authorized," in Division 3, "Drought Contingency and Water Conservation," in Article I, "In General," in Chapter 82, "Utilities," of the Code of Ordinances, City of Burleson, Texas, is hereby amended in its entirety to read as follows:

“§ 82.14 Drought contingency; regulations authorized.

- (a) Purpose and scope. The purpose of this section is to establish the city's policy in the event of shortages or delivery limitations in the city's water supply and to establish water restrictions to be enforced in case of drought or emergency conditions. This section applies to all persons and premises within the city using water from a public water system. This section is intended to be in coordination with, and not in limitation of, the City's police power and home-rule authority.
- (b) The plan. The drought contingency plan is attached hereto as Exhibit A and is adopted and incorporated herein by reference.
- (c) Authority. The city manager, or his/her duly appointed representative, is authorized to define the trigger conditions as detailed in the adopted plan, to upgrade or downgrade the condition, to initiate the appropriate actions as detailed in the adopted plan, and to terminate the conditions when the emergency has ended. All determinations made pursuant to this subsection shall be based upon objective criteria contained in the adopted plan. The city manager, or his/her duly appointed representative, is authorized to enforce the measures implemented and to promulgate regulations, may assess administrative noncompliance fees, lock out fees, and lock tampering fees as specifically authorized by the City Council's adopted fee schedule and not in conflict with this section or state or federal laws, in aid of enforcement.

Subject to the notice requirements and enforcement procedures set forth in this section, the director of public works or the director's designee may:

- (1) Provide written warnings to customers;
- (2) After providing a written warning, assess administrative noncompliance fees as approved by City Council for violations of this article;
- (3) Notify the responsible party, including, but not limited to, the owner or operator of the irrigation system, that the irrigation system may be locked out if subsequent violations occur after the assessment of administrative noncompliance fees;
- (4) Place a locking mechanism on an irrigation system if continued violations occur after notifying the responsible party that their irrigation system may be locked out; and
- (5) Terminate water service to irrigation systems found to be operating in violation of this article after a lockout has occurred and service has been restored.

(d) Initiation or termination of stages. Initiation or termination of any stage of the plan may be done by one or more or all of the following:

- (1) Publication in the local newspaper; and/or
- (2) Public announcement to the news media (press release); and/or
- (3) Utility bill inserts; and/or
- (4) A posting in the city's newsletter; and/or
- (5) A posting on the city's website and public access channel.

Substantial compliance with one or more of the notice methods shall constitute sufficient notice for enforcement purposes.

(e) Duration of stage; change. Any initiated stage of the plan will remain in effect until the director of public works or the director's designee determines that conditions that initiated the stage have ended. If the stage is initiated because of excessive demands, all initiated actions will remain in effect through September 30 of the year in which they were triggered unless the city manager, or the city manager's designee, determines that conditions exist that will allow termination of the stage before September 30 of said year.

(f) Violation of section. A person commits an offense if he knowingly makes, causes or permits a use of water contrary to the measures implemented by the director of public works or the director's designee, as prescribed in the plan. For purposes of enforcement, a violation of this section constitutes a separate offense for each day the violation continues or occurs. For purposes of this section, it is presumed that a person has knowingly made, caused or permitted a use of water contrary to the measures implemented if the mandatory measures have been formally ordered consistent with the terms of subsection (d), and:

- (1) The manner of use has been prohibited by the plan;
- (2) The amount of water used exceeds that allowed by the plan; or
- (3) The manner or amount used violates the terms and conditions of a compliance agreement made pursuant to a variance granted by the city manager or the city manager's designee pursuant to subsection (h).

(g) Penalties for violation.

- (1) Administrative Penalties. A progressive administrative enforcement process shall apply to any person, firm, or corporation violating any provision of this article under the discretion of the director of public works or the director's designee. Any

person who violates, disobeys, omits, neglects, or refuses to comply with a measure implemented in accordance with this section and the plan shall be subject to the following administrative penalties for each offense:

- a. First offense. A person who violates, disobeys, omits, neglects or refuses to comply with a measure implemented in accordance with this section and the plan shall be issued a written notice of violation accompanied by educational information on proper irrigation scheduling.
 - b. Second offense. A person who violates, disobeys, omits, neglects or refuses to comply with a measure implemented in accordance with this section and plan two times shall be issued a written notice of violation accompanied by educational information on proper irrigation scheduling plus an administrative fee of \$25.
 - c. Third offense. A person who violates, disobeys, omits, neglects or refuses to comply with a measure implemented in accordance with this section and the plan three times shall be issued a written notice of violation accompanied by educational information on proper irrigation scheduling plus an administrative fee of \$50.
 - d. Fourth offense. A person who violates, disobeys, omits, neglects or refuses to comply with a measure implemented in accordance with this section and plan four times shall be issued an administrative fee of \$75 and written notification by US mail to the property owner, property manager, or business representative for commercial properties.
 - e. Subsequent offenses. A person convicted of violating, disobeying, omitting, neglecting or refusing to comply with a measure implemented in accordance with this section and the plan more than four times Temporary shut off of irrigation service and assessment of a shut off and restoration fee in accordance with the City's adopted fee schedule. Each day that a violation occurs constitutes a separate violation. However, the utility will generally aggregate violations into a single enforcement action administered within a customer's monthly billing cycle. Irrigation service will be restored only upon payment of a reconnection fee as prescribed in the current city fee schedule and any outstanding administrative fee.
- (2) Criminal Proceedings. The City may pursue criminal enforcement of a violation of this section. Any person who violates, disobeys, omits, neglects, or refuses to comply with a measure implemented in accordance with this section and the plan commits an offense. A violation of this section constitutes a separate offense for each day the violation continues or occurs. An offense under this section shall be punishable by a fine not to exceed \$2,000.

(2) The penalties available under this section are non-exclusive and the City may pursue any or all of the penalties for a violation of this section independently or concurrently. Nothing herein shall be construed to limit the City's authority to pursue the stated or any other enforcement actions when necessary to protect public health, safety, or the City's water supply.

(h) Immediate enforcement for egregious or hazardous conditions. The director of public works or the director's designee may not order the immediate lock out of an irrigation system for the first violation of this article unless it is necessary to prevent:

- (1) Excessive or continuous water loss creating flooding or infrastructure damage; Unsafe or unsanitary conditions; or
- (2) Any other condition determined by the director or the director's designee poses a significant risk to public health, public safety, or the City's water supply.

Notice of the action taken and the reason for the immediate lock out of an irrigation system pursuant to this section shall be provided to the customer as soon as practicable. Immediate enforcement actions taken pursuant to this subsection shall be limited to the minimum action reasonably necessary to abate the hazardous condition.

(i) Irrigation System Lock Out.

- (1) The director of public works or the director's designee may install a locking device on a double check valve to the irrigation system, or at the meter for systems with a dedicated meter, found to be operating in violation of this article and may assess a lock out fee as approved by the city council.
- (2) Notice of the lock out shall be left on the premises to advise the individual responsible for the irrigation system.
- (3) Notice shall also be sent by United States postal service to the person identified as the city's water customer notifying that person that the irrigation system has been locked out. The notice shall indicate the amount of the lock out fee and the restoration fee. The notice shall provide the procedures for payment of the fees and the procedure to request a hearing to contest the assessment of the fees.
- (4) It shall be unlawful for any person to tamper with, cause damage to, or remove a locking device placed by the director or the director's designee on a double check valve or a meter.

(j) Re-Establishment of Service to Locked or Shut Off Irrigation Systems or Meters. The locking device will be removed by the director of public works or the director's

designee within three (3) business days after payment and verification that the violation has been remedied. If the director or his or her designee reasonably determines additional inspections of the irrigation system or meter after service is restored are required to ensure compliance with this article, the account holder or individual responsible for the irrigation system or meter shall allow City staff to enter the premises to perform such inspections.

- (k) Variances. The director of public works or the director's designee may grant and/or revoke variances to the plan only under circumstances and conditions consistent with the plan.
- (l) Appeal. A decision by director of public works or the director's designee to deny or revoke a variance to the plan can be appealed by filing a written notice of appeal with the city manager. The written notice of appeal must be filed within seven days after issuance of the director of public works or the director's designee decision of denial or revocation. The city manager's decision shall be final.
- (m) Authority under other laws. Nothing in this section shall be construed to limit the authority of the mayor, the city council or the city manager to seek emergency relief under the provisions of any state or federal disaster relief act."

SECTION 2.

The findings set forth above in the recitals of this Ordinance are incorporated into the body of this Ordinance as if fully set forth herein.

SECTION 3.

This ordinance shall be cumulative of all provisions of ordinances of the City of Burleson, Texas, except where the provisions of this ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting provisions of such ordinances are hereby repealed. To the extent that the provisions of the City of Burleson's various development ordinances conflict with this ordinance, the terms of this ordinance shall control.

SECTION 4.

That the terms and provisions of this ordinance shall be deemed to be severable and that if any section, subsection, sentence, clause, or phrase of this ordinance shall be declared to be invalid or unconstitutional, the same shall not affect the validity of any other section, subsection, sentence, clause, or phrase of this ordinance and the remainder of such ordinance shall continue in full force and effect the same as if such invalid or unconstitutional provision had never been a part hereof.

SECTION 5.

Any complaint, notice, notice of violation, action, cause of action, hearing request, appeal, or claim which prior to the effective date of this Ordinance that has been initiated or arisen under or pursuant to any other ordinance(s) shall continue to be governed by the provision of that ordinance or ordinances, and for that purpose that ordinance or ordinances shall be deemed to remain and shall continue in full force and effect.

SECTION 6.

That it is the intention of the City Council and is hereby ordained that the provisions of this ordinance shall become a part of the Code of Ordinances of the City of Burleson, and that the sections of this ordinance may be renumbered or relettered to accomplish such intention.

SECTION 7.

That it is hereby officially found and determined that the meeting at which this ordinance is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

SECTION 8.

Pursuant to Section 36 of the Charter of the City of Burleson, that this ordinance shall take effect thirty (30) days after its passage and publication, and that the City Secretary is hereby directed to give notice of the passage of this ordinance by causing the caption or title and the penalty clause of this ordinance to be published once in a newspaper of general circulation in the city and on the city's website.

PASSED AND APPROVED:

First Reading: the _____ day of _____, 20_____.

Final Reading: the _____ day of _____, 20_____.

Chris Fletcher, Mayor
City of Burleson, Texas

ATTEST:

Amanda Campos, City Secretary

APPROVED AS TO FORM & LEGALITY:

E. Allen Taylor, Jr., City Attorney

§ 82-43. Discharge prohibitions and limitations. (Ord. No. B-755-06(A1211), § 1, 1-3-2011)

(a) Discharges to storm drains and watercourses.

It shall be unlawful for any person to discharge or cause to be discharged any wastewater into any storm drain or watercourse within the city, except for those persons with approved permits for such discharges.

(b) Prohibited discharges.

- (1) No person shall discharge or cause to be discharged any stormwater, surface water, ground water, artesian well water, roof runoff, subsurface drainage, condensate, deionized water, noncontact cooling water, and unpolluted wastewater or drainage from downspouts, yard drains, yard fountains and ponds, or lawn sprays into any sanitary sewer.
- (2) Water from unpolluted industrial water or cooling water from various equipment shall not be discharged into sanitary sewers if an alternate acceptable means of disposal is available. If an alternate acceptable means of disposal is not available, such water may be discharged into the sanitary sewer provided the water is metered and meets the discharge prohibitions and limitations of this article.
- (3) No user shall introduce or cause to be introduced into the POTW any pollutant or wastewater which causes pass through or interference. These general prohibitions apply to all users of the POTW whether or not they are subject to categorical pretreatment standards or any other national, state, or local pretreatment standards or requirements.

(c) Prohibited sewer connections.

It shall be unlawful for any person to deposit or discharge into the sanitary sewer any liquid or solid waste, including trucked or hauled wastes, unless such deposit or discharge has been approved by the authority.

(d) Specific prohibited wastewater constituents.

No person shall contribute or cause to be discharged directly or indirectly, into any public sanitary sewer any of the following described substances, materials, water or waste:

(1) Temperature.

Any liquid or vapor having a temperature higher than 150° Fahrenheit (65° Centigrade);

(2) Solidifying substance.

Any water or waste which contains wax, grease, oil, petroleum oil, nonbiodegradable cutting oil, products of mineral oil origin, plastic or other substance that will solidify or become discernibly viscous at temperatures between 32° to 150° Fahrenheit, thereby contributing to the clogging, plugging or otherwise restricting the flow of wastewater through the collection system;

(3) **Explosive.**

Pollutants which create a fire or explosion hazard in the sewer system or POTW, including, but not limited to, waste streams with a closed cup flashpoint of less than 140 degrees Fahrenheit or 60 degrees Centigrade using the test methods specified in 40 CFR Part 261.21. This includes flammable or explosive liquids, solids or gases such as gasoline, kerosene, benzene, naphtha, etc., which by reason of their chemical properties or quantity may be sufficient, either alone or by interaction, to cause fire or explosion.

(4) **Obstruction.**

Solid or viscous substances in quantities capable of causing obstruction in the flow in sewers or other interference with proper operation of the POTW, such as, but not limited to, ashes, cinders, asphalt, concrete, cement, sand, mud, straw, shavings, metal, glass, rags, feathers, tar, plastics, wood, whole blood, paunch manure, hair and fleshings, entrails, lime slurry, lime residues, slops, chemical residues, paint residues, or bulk solids;

(5) **Garbage.**

Any garbage that has not been properly comminuted or shredded to such a degree that all particles will be carried freely under the flow conditions normally prevailing in public sewers, with no particle greater than one-half-inch in any dimension;

(6) **Gases.**

Any noxious or malodorous liquids, gases, solids, or other wastewater which, either singly or by interaction with other wastes, are sufficient to create a public nuisance or a hazard to life, or to prevent entry into the sewers for maintenance and repair;

(7) **Sludge.**

Any substance which may cause the POTW's effluent or treatment residues, sludges, or scums, to be unsuitable for reclamation and reuse or to interfere with the reclamation process as determined pursuant to criteria in this article. In no case, shall a substance discharged to the POTW cause the POTW to be in noncompliance with sludge use or disposal criteria, guidelines or regulations developed under Section 405 of the Act or any criteria, guidelines or regulations affecting sludge use or disposal developed pursuant to the Solid Waste Disposal Act, the Resource Conservation and Recovery Act, the Clean Air Act, the Toxic Substances Control Act, or state standards applicable to the sludge management method being used;

(8) **TPDES.**

Any substance which will cause the POTW to violate its TPDES or other disposal system permits, or the receiving stream water quality standards;

(9) **Objectionable color.**

Any substance with objectionable color which cannot be removed by the treatment process, such as, but not limited to, dye wastes and vegetable tanning solutions;

(10) **Slugload.**

Any dump or slugload;

(11) **Hazard to human life.**

Any wastewater which causes a hazard to human life or creates a public nuisance;

(12) **Toxicity test.**

Wastewater causing, alone or in conjunction with other sources, the treatment plant's effluent to fail a toxicity test; Total toxic organics in excess of 2.13 mg/L collected as a grab sample;

(13) **Swimming pool.**

Swimming pool drainage from private residential pools may not be discharged to the POTW unless the discharge is in compliance with chapter 10, article XI of this Code. Swimming pool drainage from public and semi-public swimming pools may not be discharged to the POTW unless the discharge is in compliance with chapter 10, article XI of this Code. Swimming pool filter backwash may be discharged to the POTW;

(14) **Detergents.**

Detergents, surface-active agents, or other substances which may cause excessive foaming in the POTW;

(15) **Medical waste.**

Medical wastes, except as specifically authorized by the authority in a wastewater discharge permit;

(16) **Pollutants.**

Pollutants which result in the presence of toxic gases, vapors, or fumes within the POTW in a quantity that may cause acute worker health and safety problems.

(17) **Interference.**

Any pollutant, including oxygen-demanding pollutants (BOD, etc.) released in a discharge at a flow rate and/or pollutant concentration which, either singly or by interaction with other pollutants, will cause Interference with the POTW.

(18) **Oils.**

Petroleum oil, non-biodegradable cutting oil, or product of mineral oil origin in amounts that will cause interference or pass through.

(19) **Oil and grease.**

- a. Petroleum oil, non-biodegradable cutting oil, or non polar products of mineral oil origin in concentrations greater than 200 mg/L.
- b. Visible free floatable polar oils, fats, or grease or a concentration greater than 200 mg/L in wastewater discharged from industrial or commercial facilities into the POTW.
- c. In no case shall discharges in amounts that cause interference or operational problems with the POTW be allowed.

(20) **Trucked or hauled pollutants.**

Trucked or hauled pollutants, except at discharge points designated by the authority in accordance with subsection (c) of this section, or waste from any industrial activities/processes regulated by any specific category listed in 40 Code of Federal Regulations (40 CFR) Parts 405 – 471 with detectable quantities of PFAS.

(21) BTEX concentration greater than 1.0 mg/L.

(22) **Gases.**

Hydrogen sulfide, sulfur dioxide or nitrous oxide in excess of 10 parts per million.

(23) **Radioactive.**

Radioactive wastes or isotopes with a half-life or concentration exceeding limits established by the authority in compliance with applicable state or federal regulations.

(24) **Toxics.**

Toxic pollutants in sufficient quantity, either singly or by interaction with other wastes, to injure or interfere with any wastewater treatment process, constitute a hazard to humans or animals, or to pass through the treatment plant and impair aquatic life in receiving water, as expressed by the results of acute or chronic toxicity tests of the POTW effluent.

(25) **Temperature.**

A temperature which inhibits or interferes with biological activity in the POTW treatment plant. In no case shall wastewater be introduced which would have a temperature exceeding 40° Centigrade (104° Fahrenheit) upon entering the POTW treatment plant.

(26) **Categorical.**

Pollutants in excess of the limitations established in an applicable categorical pretreatment standard set forth in Title 40 of the Code of Federal Regulations.

(27) **Explosive.**

Wastewaters which emanate vapors causing the atmosphere in the sewer system to exceed 20 percent of the lower explosive limit in the immediate area of the discharge.

(28) **PFAS.**

Any PFAS or PFAS-related substances above baseline collection system concentrations of 25 ng/L without an approved plan of correction, as defined in the dischargers permit, which employs “Best Management Practices” (BMPs) to reduce or eliminate the pollutants within one year of detection/notification.

(e) **Wastewater limitations.**

No person shall contribute or cause to be discharged, directly or indirectly, into any sanitary sewer any wastewater containing or having:

(1) **Acids or alkalis.**

Acids or alkalis capable of causing damage to sewage disposal structures or personnel or having a pH value lower than 5.0 or higher than 12.0.

(2) **Metals.**

Metals in the form of compounds or elements with total concentrations exceeding the following:

Maximum Allowable Discharge Limit (mg/L)

Arsenic	0.25
Cadmium	0.15
Chromium	5.0
Copper	4.0
Lead	2.9
Mercury	0.01
Nickel	2.0
Silver	1.0
Zinc	5.0

(3) **Cyanide.**

Cyanide or cyanogen compounds (expressed as total CN) in excess of 1.0 mg/L.

(4) **Best management practices (BMPs).**

The director may develop BMPs by ordinance or in individual wastewater discharge permits to help implement discharge prohibitions and limitations and other pretreatment standards and the requirements of this section.

- (5) A person commits an offense if with criminal negligence the person processes or stores pollutants, substances, or wastewater prohibited by this section in such a manner that they could be discharged to the POTW.

(f) **Accidental discharge/slug control plan.**

At the time of SIU determination, or at least within a year from the user being designated as a SIU, the authority shall evaluate whether each significant industrial user needs an accidental discharge/slug control plan or other action to control slug discharges. All the activities associated with slug control evaluation and results are to be kept in the industrial user's file. The authority may require any user to develop, submit for approval, and implement such a plan or take such other action that may be necessary to control slug discharges. Alternatively, the authority may develop such a plan for any user. An accidental discharge/slug control plan shall address, at a minimum, the following:

- (1) Description of discharge practices, including nonroutine batch discharges;
- (2) Description of stored chemicals;
- (3) Procedures for immediately notifying the authority of any accidental or slug discharge, as required by subsection 82-44(b) of this article; and
- (4) Procedures to prevent adverse impact from any accidental or slug discharge. Such procedures include, but are not limited to, inspection and maintenance of storage areas, handling and transfer of materials, loading and unloading operations, control of plant site runoff, worker training, building of containment structures or equipment, measures for containing toxic organic pollutants, including solvents, and/or measures and equipment for emergency response.

City Council Regular Meeting

DEPARTMENT: Public Works

FROM: Justin Scharnhorst, Deputy Director of Public Works

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on an ordinance amending Section 82-41 "Definitions" of Article II "Industrial Waste Discharge" of Chapter 82 "Utilities" of the Code of Ordinances to provide definitions for PFAS-related terms (Final Reading) (*Staff Contact: Justin Scharnhorst, Deputy Director of Public Works*)

STRATEGIC PRIORITY AND GOAL:

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.5 Develop and maintain facilities and utility services

SUMMARY:

The city's current wholesale wastewater service agreement with Fort Worth includes requirements for Burleson to update ordinances related to the terms of the agreement as changes are enacted by the City of Fort Worth. A new ordinance regarding PFAS, commonly referred to as "forever chemicals" has been adopted by Fort Worth, incorporating definitions for PFAS-related terms:

- PFAS - Defined as perfluoroalkyl and polyfluoroalkyl substances, including specific compounds
- PFAS Analytical Method – Reference the currently applicable EPA analytical method (e.g., EPA draft Method 1633 for wastewater PFAS monitoring)
- PFAS Discharge Limit - If local numeric limits or narrative requirements are adopted

Failure of Burleson to maintain consistency with Fort Worth could be considered a breach of the wholesale agreement.

RECOMMENDATION:

Approve an ordinance amending Section 82-41 of the Code of Ordinances providing definitions for PFAS-related terms.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

July 20, 2026 City Council – First Reading

REFERENCE:

N/A

FISCAL IMPACT:

Proposed Expenditure/Revenue:	N/A
Account Number(s):	N/A
Fund:	N/A
Account Description:	N/A
Procurement Method:	N/A

STAFF CONTACT:

Justin Scharnhorst
Deputy Director of Public Works
jscharnhorst@burlesontx.com
817-426-9646



Updates to Chapter 82 (Utilities) of the Code of Ordinances

City Council

Purpose, Background, and Outline



Staff requests City Council approval of revisions to five sections of Chapter 82 (Utilities) of the City's Code of Ordinances:

- One is regarding watering restrictions and is required per terms of the wholesale water supply agreement with Fort Worth
- Two are regarding certain industrial waste discharges and are required per terms of the wholesale wastewater service agreement with Fort Worth
- Two are regarding backflow prevention assembly testing and are proposed by staff to enhance efficiency and accuracy of these state-required reports

Watering Restrictions

- Current wholesale water supply agreement with Fort Worth includes requirements for Burleson to enact the same water use restrictions, rationing, and conservation as Fort Worth
- Water use restriction ordinance adopted by Fort Worth November 2025 incorporates new progressive enforcement process for violations to prevent water waste, reduce water system peak demands, and slow the need for costly system expansions
 - Incorporates use of AMI data to assess violations where applicable (visual inspections for residential properties)
 - Assesses a non-compliance administrative fee in lieu of civil penalties on a customer's monthly billing cycle (progressive penalties - 2nd notice of violation = \$25, 3rd = \$50, and 4th = \$75)
 - Provides potential to lock or shut-off irrigation service for repeated violations beyond 4th
 - Establishes requirements for re-establishment of service

The current twice weekly watering schedule remains unchanged

Current Burleson Irrigation Restrictions (Chapter 82-14, Ordinance CSO#130-01-2015)

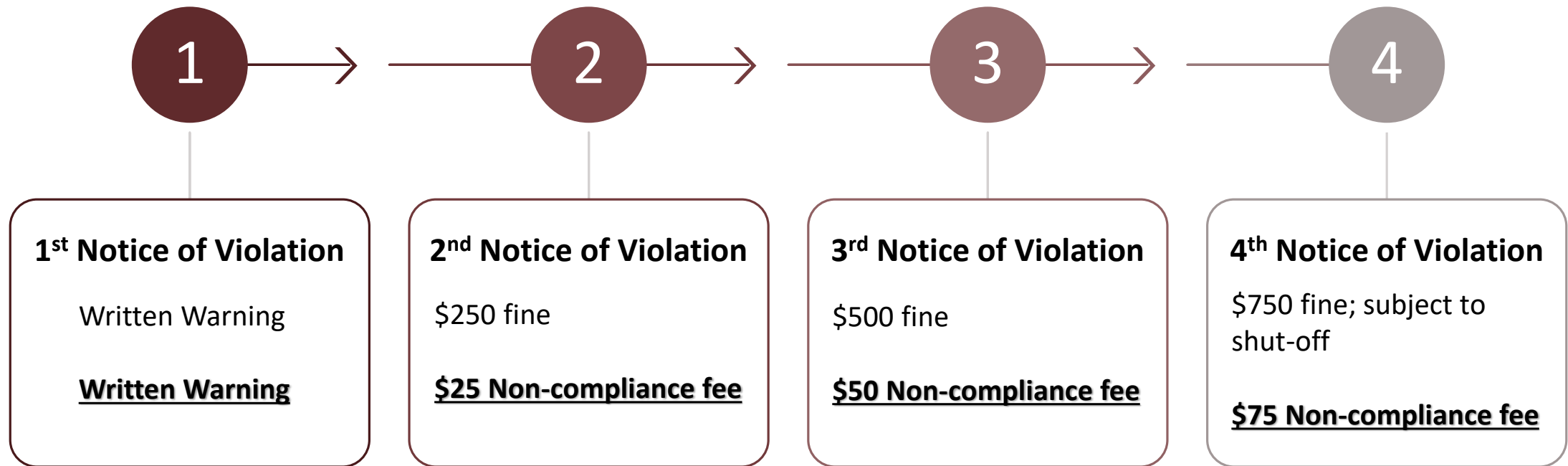
Except for hand watering and use of soaker hoses, irrigation/watering is **not allowed**:

- Between 10am and 6pm on **any** day, 365 days per year
- Any day **other than** the twice per week schedule outlined below:
 - Even-numbered single-family residential addresses – Wednesdays and Saturdays
 - Odd-numbered single-family residential addresses – Thursdays and Sundays
 - All non-residential (non-single-family residential) – Tuesdays and Fridays



Variances may be granted in limited circumstances

Penalties in *Current* and Proposed Burleson Chapter 82-14



Subsequent violations subject to Non-emergency termination of irrigation service; lock out fees, lock out tampering fees (if applicable), and restoration fees

Proposed ordinance replaces citations processed through Municipal Court with non-compliance fees added to water bills

Note: Five violations documented in calendar year 2025 in Burleson - lower dollar amount penalties in the proposed ordinance are anticipated to result in more consistent application and ultimately the desired behavior change

Public Outreach

In collaboration with the city's award-winning Communications team, a campaign to raise awareness of water conservation and irrigation restrictions has been underway over the last couple of months (see examples) and will continue through the summer with emphasis on any ordinance updates adopted



Source: EPA WaterSense



Community Services Committee Feedback

- Staff presented an overview of the proposed ordinance to the committee February 4, 2026
- Committee supported moving the ordinance forward to City Council

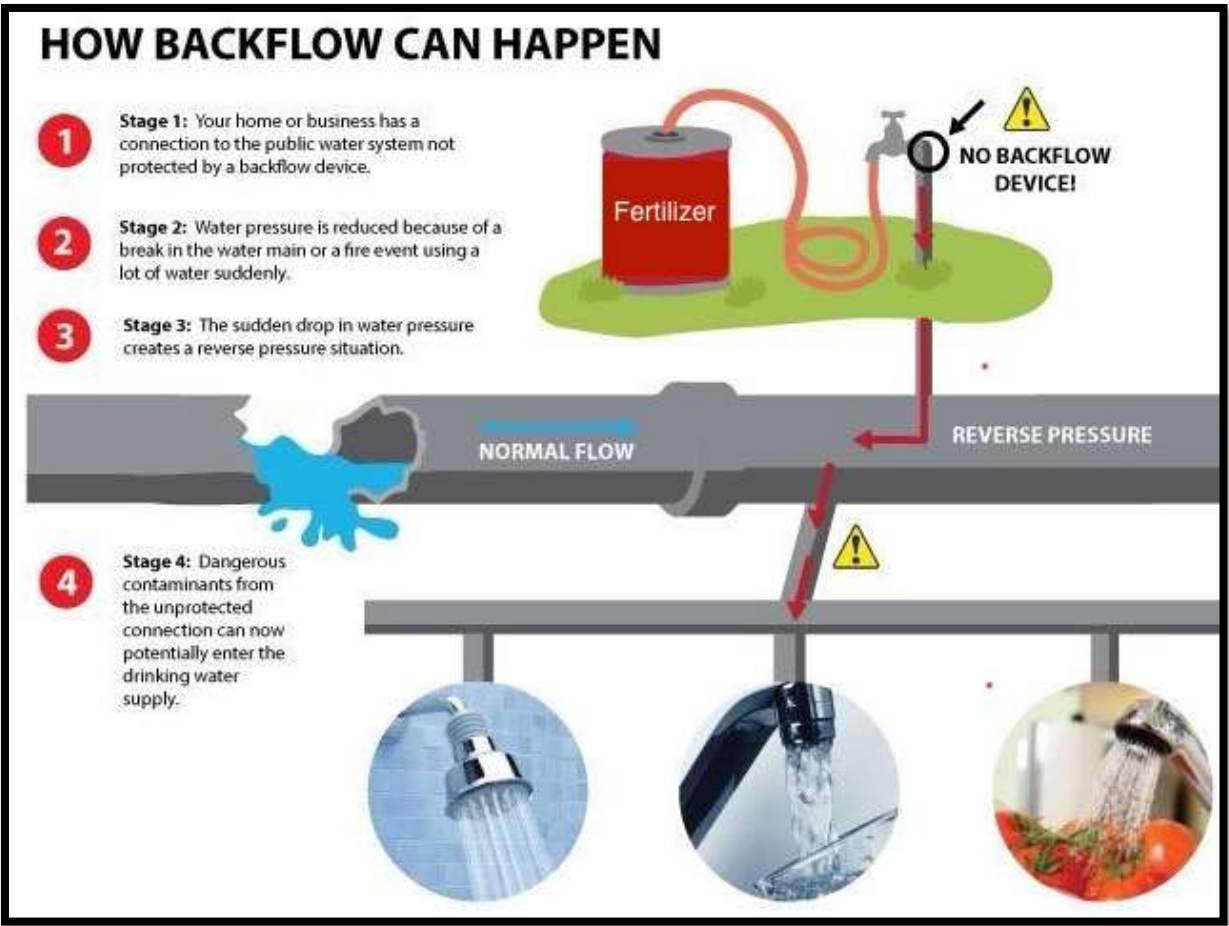
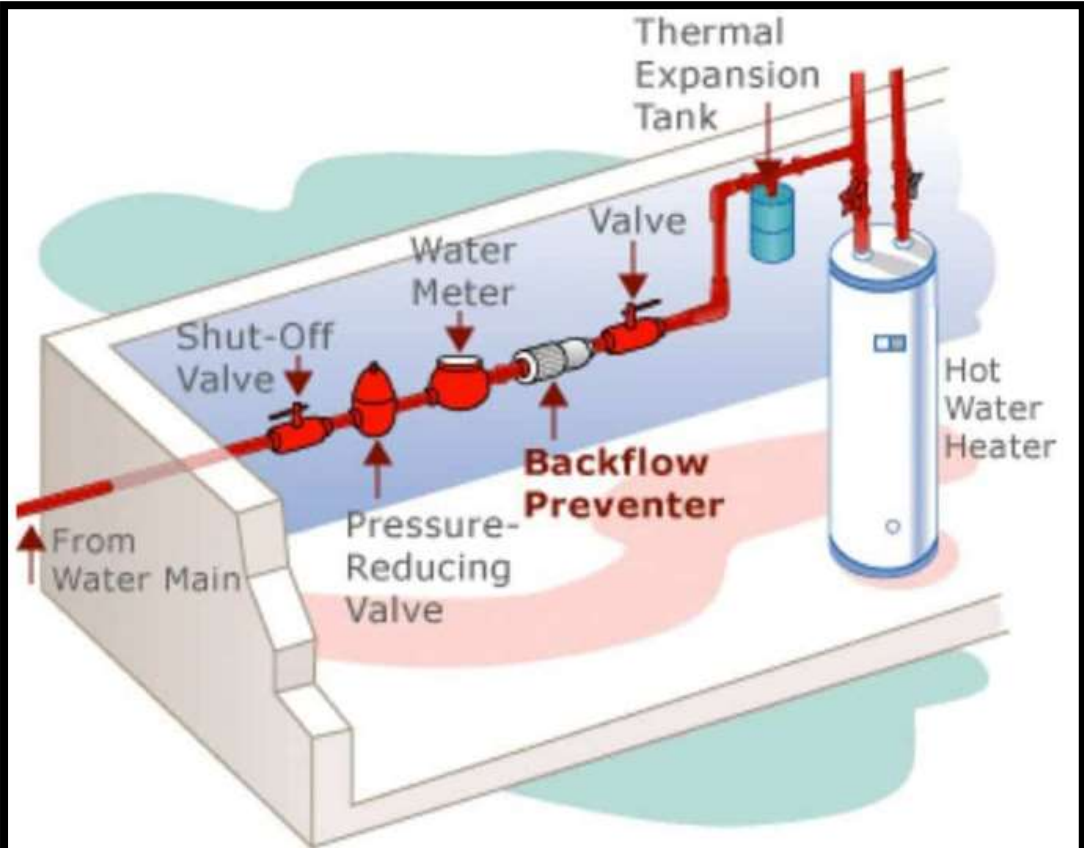


Industrial Waste Discharge

- Current wholesale wastewater service agreement with Fort Worth includes requirements for Burleson participation in Fort Worth's compliance with federal and state permits and to enact ordinances consistent with those in Fort Worth related to wastewater discharge and compliance
- Evolving regulatory requirements have caused Fort Worth to amend an ordinance to position them for compliance and require cooperation of their customers (including wholesale cities like Burleson and the customers of those cities)
- Recent ordinance adopted by Fort Worth:
 - Limits hauling or trucking of highly toxic industrial waste to help ensure that dangerous industrial compounds are removed before leaving the industrial site
 - Adds new definitions for PFAs ("forever chemicals")
 - Prohibits PFAs or PFAs-related substances above baseline concentrations without a plan of correction that incorporates best management practices
- Changes to both Chapters 82-41 and 82-43 are necessary to align Burleson ordinances with the recent Fort Worth changes regarding highly toxic waste and PFAs

Backflow Prevention Assembly Test (BPAT) Reporting

International Plumbing Code (Ch. 6), International Residential Code (Ch. 29), and TCEQ require assemblies as protection for public water system and require annual testing



Backflow: Water flowing opposite its intended direction, either from loss of pressure in supply lines or increase in pressure on customer side - backflow can carry contaminants with it into supply lines

Codes in effect at time of construction/renovation determine assemblies or other devices required

Backflow Prevention Assembly Test (BPAT) Reporting

- Texas Commission on Environmental Quality (TCEQ) and plumbing codes require installation and annual testing of backflow prevention devices to prevent contamination of the public water system
- TCEQ requires the public water system (Public Works) to receive BPAT reports (on paper or electronically including online) and retain them for three years
- Public Works receives hundreds of reports annually, mostly hand-written and through the U.S. mail that must be manually processed into a database
- Property owners hire state-licensed testers to conduct annual tests
- Changes to both Chapters 82-233 and 82-240 are necessary to enable the transition to a more efficient online system of receiving and maintaining the reports
 - 82-233 to require the reports be submitted online
 - 82-240 to require state licensed testers to register for online submittal

5154

THE CITY OF BURLESON
TEXAS

The City of Burleson Backflow Prevention Assembly Test and Maintenance Report

The following form must be completed for each assembly tested. A signed and dated original must be submitted to the public water supplier for recordkeeping *purposes*.

NAME OF PWS:	City of Burleson		
PWS ID#:	1260002		
PWS MAILING ADDRESS:	141 W Renfro St. Burleson, TX 76028		
PWS CONTACT PERSON:	[REDACTED]		
ADDRESS OF SERVICE AND BUSINESS NAME OR IF RESIDENTIAL PLEASE LIST:	[REDACTED]		

The backflow prevention assembly detailed below has been tested and maintained as required by commission regulations and is certified to be operating within acceptable parameters.

TYPE OF BACKFLOW PREVENTION ASSEMBLY (BPA):			
☒ Reduced Pressure Principle (RPBA)	☐ Reduced Pressure Principle-Detector (RPBA-D)	Type II	☐
☒ Double Check Valve (DCVA)	☐ Double Check-Detector (DCVA-D)	Type II	☐
☐ Pressure Vacuum Breaker (PVB)	☐ Spill-Resistant Pressure Vacuum Breaker (SVB)		

Manufacturer:	Main:	Watts	Bypass:		Size:	Main:	1 1/2	Bypass:	
Model Number:	Main:	LP00701	Bypass:		BPA Location:	Left back wall under counter, in kitchen			
Serial Number:	Main:	H00795	Bypass:		BPA Serves:	Serves kitchen nothing			

Reason for test: New ☐ Existing ☒ Replacement ☐ Old Model/Serial # ☐

Is the assembly installed in accordance with manufacturer recommendations and/or local codes? ☒ Yes ☐ No

Is the assembly installed on a non-potable water supply (auxiliary)? ☐ Yes ☒ No

TEST RESULT	Reduced Pressure Principle Assembly (RPBA)			Type II Assembly	PVB & SVB	
	DCVA		Relief Valve	Bypass Check	Air Inlet	Check Valve
PASS ☒ FAIL ☐	1st Check	2nd Check***				
	Held at <u>1.5</u> psid Closed Tight ☒ Leaked ☐	Held at <u>0.4</u> psid Closed Tight ☒ Leaked ☐	Opened at <u>2.1</u> psid Did not open ☒	Held at <u> </u> psid Closed Tight ☐ Leaked ☐	Opened at <u> </u> psid Did not open ☐ Did it fully open (Yes ☐ / No ☒)	Held at <u> </u> psid Leaked ☐
Repairs and Materials Used**						
Main: <u> </u> Bypass: <u> </u>						
Test After Repair Date: <u> </u> Time: <u> </u>	Held at <u> </u> psid Closed Tight ☐	Held at <u> </u> psid Closed Tight ☐	Opened at <u> </u> psid	Held at <u> </u> psid Closed Tight ☐	Opened at <u> </u> psid	Held at <u> </u> psid

*** 2nd check: numeric reading required for DCVA only

Differential pressure gauge used:	Potable: ☒	Non-Potable: ☐
Make/Model: <u>Apollo 40-200 TK5U</u>	SN: <u>08122209</u>	Date tested for accuracy: <u>09-16-24</u>
Remarks: <u> </u>		

Company Name:	.01 Accuracy Backflow	Licensed Tester Name (Print/Type):	Michael Machen
Company Address:	Po Box 6832 McKinney, Tx 75071	Licensed Tester Name (Signature):	<u>[Signature]</u>
Company Phone #:	972-699-7156	BPAT License #	BP0018647
		License Expiration Date:	10-17-27

The above is certified to be true at the time of testing.

* TEST RECORDS MUST BE KEPT FOR AT LEAST THREE YEARS [30 TAC §290.46(B)]
 ** USE ONLY MANUFACTURER'S REPLACEMENT PARTS

Address: 725 SE John Jones Dr. Burleson, TX 76028 Email: backflow@burlesontx.com

Actions Requested

1. Approve an ordinance amending Section 82-14 of the Code of Ordinances modifying drought contingency penalties and enforcement
2. Approve an ordinance amending Section 82-41 of the Code of Ordinances providing definitions for PFAs-related terms
3. Approve an ordinance amending Section 82-43 of the Code of Ordinances limiting hauling or trucking waste with detectable quantities of PFAs and prohibiting PFAs or PFAs-related substances above baseline concentrations without a plan of correction implementing best management practices
4. Approve an ordinance amending Section 82-233 of the Code of Ordinances to require backflow prevention assembly testing reports to be filed online
5. Approve an ordinance amending Section 82-240 of the Code of Ordinances to require backflow prevention assembly testers to be registered to submit test reports online



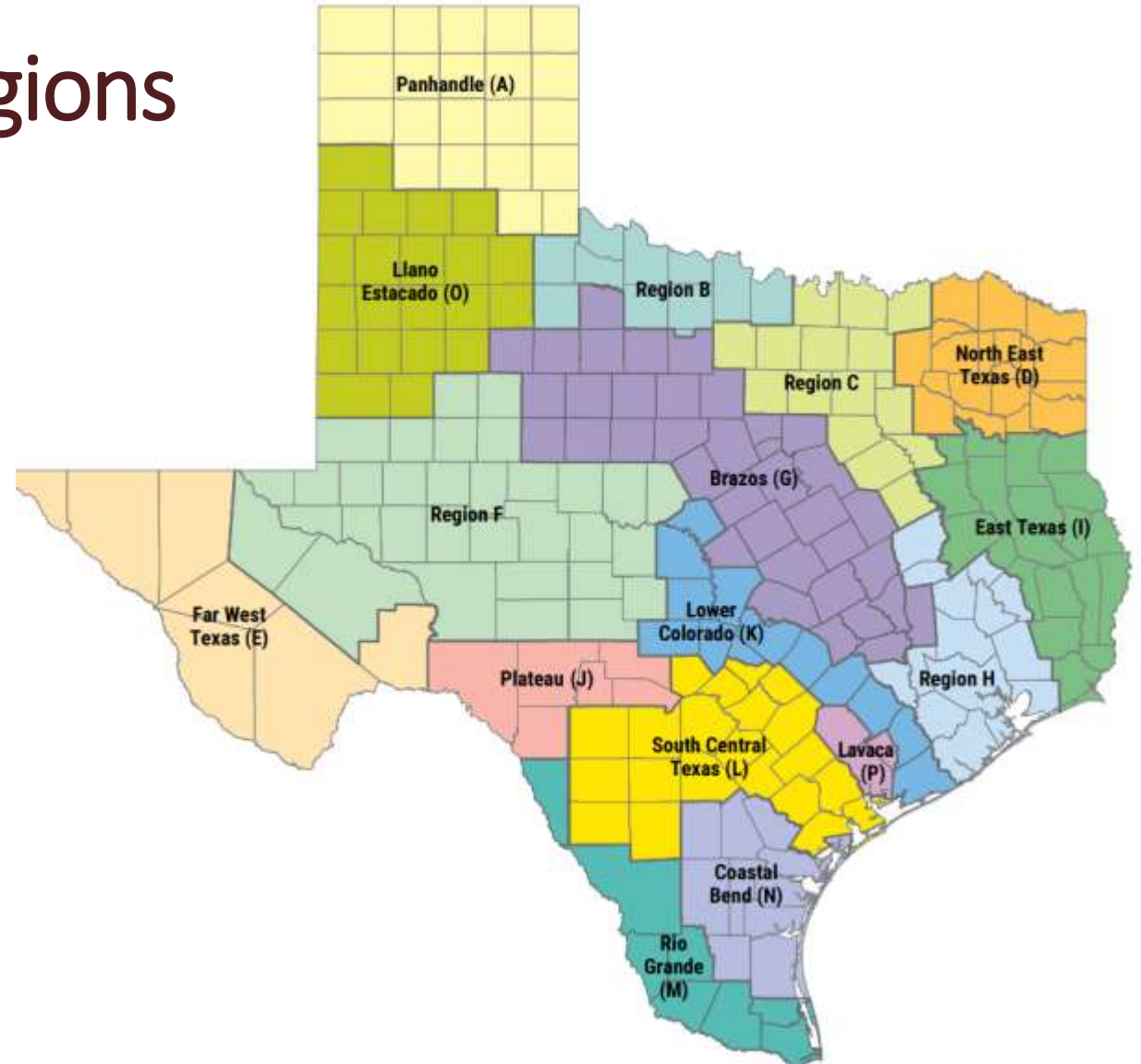
Questions / Discussion

Appendix

State / Regional Water Planning Information

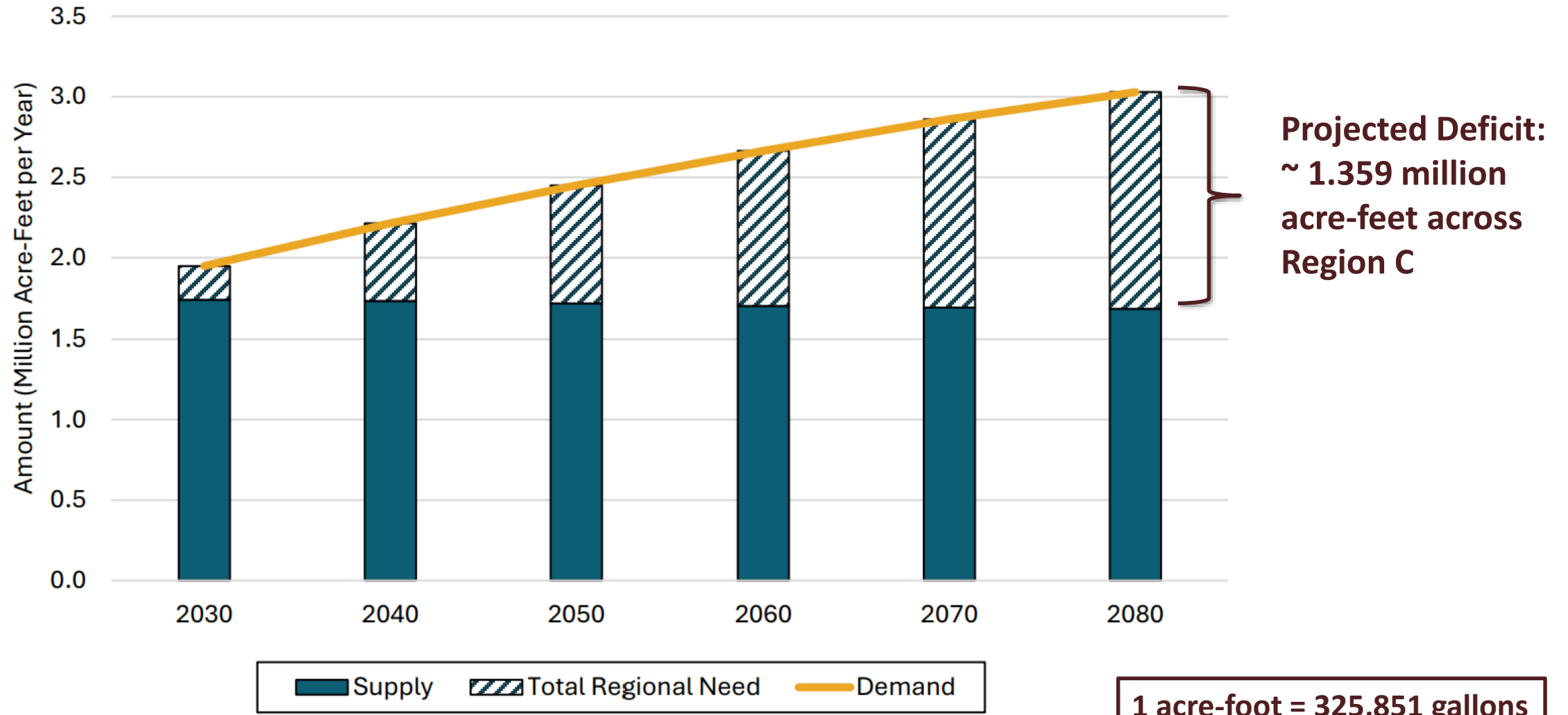
State Water Planning Regions

- Burleson physically lies within both Region C (Tarrant County) and Region G (Johnson County)
- Burleson's wholesale supply comes from City of Fort Worth



Source: Texas Water Development Board

FIGURE 4.1 COMPARISON OF CONNECTED SUPPLY WITH PROJECTED DEMAND BY DECADE



Source: TWDB, 2026 Region C Water Plan

1 acre-foot = 325,851 gallons

TABLE 4.2 PROJECTED SHORTAGE BY USE TYPE FOR REGION C

CATEGORY	VALUES IN ACRE-FEET PER YEAR					
	2030	2040	2050	2060	2070	2080
Municipal	220,512	467,639	709,949	933,232	1,132,540	1,301,192
Irrigation	5,501	5,498	5,498	5,507	5,538	5,584
Livestock	0	0	0	0	0	0
Manufacturing	9,142	19,946	24,070	27,767	31,018	33,740
Mining	123	211	890	2,587	5,105	8,473
Steam Electric Power	1,022	5,591	6,845	8,163	9,196	10,034
TOTAL	236,300	498,885	747,252	977,256	1,183,397	1,359,023

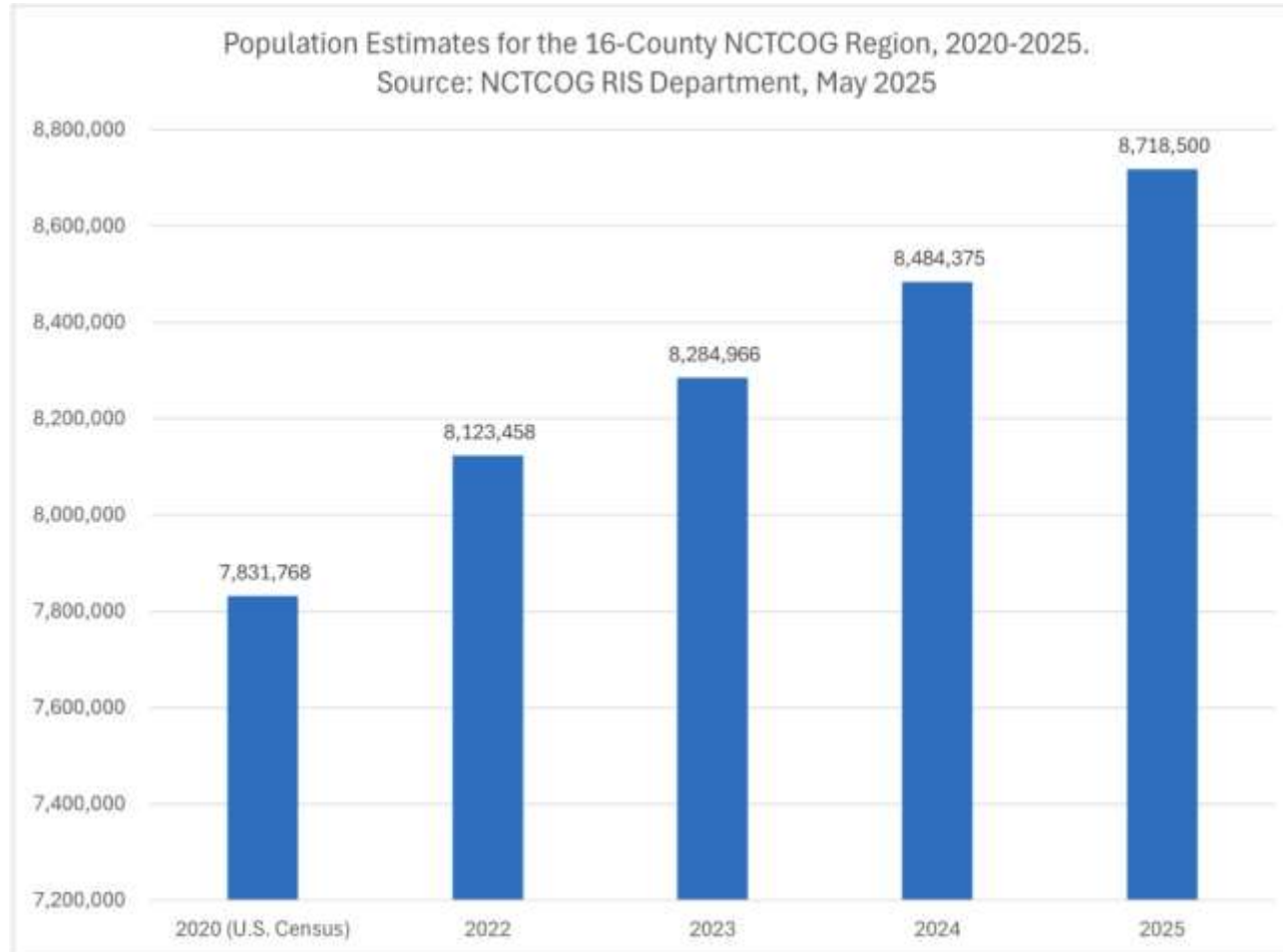
Source: TWDB, 2026 Region C Water Plan

Projected shortage for irrigation alone just in Water Planning Region C is 5,501 acre-feet or approximately 1.8 Billion gallons in 2030

Municipal water demand includes water used by a variety of consumers including single-family residences, multi-family residences, and non-residential establishments (commercial, institutional, and *light* industrial). Residential and non-residential consumers uses include drinking, cooking, sanitation, cooling, and landscape watering.

Additional Drivers

Continued population growth – approximately 200,000 people added to the region each year for the past five years



2026 FIFA World Cup – nine matches to be played in the region (said to be equivalent to hosting 10 Super Bowls) generating additional water demands this summer and making conservation even more important than normal



ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF BURLESON PROVIDING FOR THE AMENDMENT OF ARTICLE II, "INDUSTRIAL WASTE", IN CHAPTER 82, "UTILITIES," OF THE CODE OF ORDINANCES, CITY OF BURLESON, TEXAS, BY AMENDING SECTION 82-41, "DEFINITIONS," TO PROVIDE DEFINITIONS FOR PFAS RELATED TERMS; INCORPORATING THE RECITALS; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL PRIOR ORDINANCES NOT IN DIRECT CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR INCORPORATION INTO THE CODE OF ORDINANCES; FINDING COMPLIANCE WITH OPEN MEETINGS ACT; PROVIDING FOR PUBLICATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Burleson, Texas is a home-rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, the City Council has determined that certain definitions in Article II, "Industrial Waste," in Chapter 82, "Utilities," regarding PFAS related terms require revision to ensure clarity, consistency, and alignment with current regulatory standards; and

WHEREAS, updating these definitions will promote uniform interpretation, improve administrative efficiency, and better reflect current practices and statutory requirements; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BURLESON, TEXAS:

SECTION 1

Section 82-41, "Definitions," in Article II, "Industrial Waste," in Chapter 82, "Utilities," of the Code of Ordinances, City of Burleson, Texas, is hereby amended by adding the following definitions, in alphabetical order:

"PFAS — Defined as perfluoroalkyl and polyfluoroalkyl substances, including specific compounds.

PFAS Analytical Method — Reference the currently applicable EPA analytical method (e.g., EPA draft Method 1633 for wastewater PFAS monitoring).

PFAS Discharge Limit — If local numeric limits or narrative requirements are adopted."

SECTION 2

The findings set forth above in the recitals of this Ordinance are incorporated into the body of this Ordinance as if fully set forth herein.

SECTION 3

This ordinance shall be cumulative of all provisions of ordinances of the City of Burleson, Texas, except where the provisions of this ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting provisions of such ordinances are hereby repealed. To the extent that the provisions of the City of Burleson's various development ordinances conflict with this ordinance, the terms of this ordinance shall control.

SECTION 4

That the terms and provisions of this ordinance shall be deemed to be severable and that if any section, subsection, sentence, clause, or phrase of this ordinance shall be declared to be invalid or unconstitutional, the same shall not affect the validity of any other section, subsection, sentence, clause, or phrase of this ordinance and the remainder of such ordinance shall continue in full force and effect the same as if such invalid or unconstitutional provision had never been a part hereof.

SECTION 5

Any complaint, notice, notice of violation, action, cause of action, hearing request, appeal, or claim which prior to the effective date of this Ordinance that has been initiated or arisen under or pursuant to any other ordinance(s) shall continue to be governed by the provision of that ordinance or ordinances, and for that purpose that ordinance or ordinances shall be deemed to remain and shall continue in full force and effect.

SECTION 6

That it is the intention of the City Council and is hereby ordained that the provisions of this ordinance shall become a part of the Code of Ordinances of the City of Burleson, and that the sections of this ordinance may be renumbered or relettered to accomplish such intention.

SECTION 7

That it is hereby officially found and determined that the meeting at which this ordinance is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

SECTION 8

Pursuant to Section 36 of the Charter of the City of Burleson, that this ordinance shall take effect after its passage and publication, and that the City Secretary is hereby directed to give notice of the passage of this ordinance by causing the caption or title and the penalty clause of this ordinance to be published once in a newspaper of general circulation in the city and on the city's website.

PASSED AND APPROVED:

First Reading: the _____ day of _____, 20_____.

Final Reading: the _____ day of _____, 20_____.

Chris Fletcher, Mayor
City of Burleson, Texas

ATTEST:

Amanda Campos, City Secretary

APPROVED AS TO FORM & LEGALITY:

E. Allen Taylor, Jr., City Attorney

§ 82-41. Definitions. (Ord. No. B-755-06(A1211), § 1, 1-3-2011)

When used in this article, these terms shall be defined as follows:

ABNORMAL SEWAGE — Any industrial waste discharged into the authority's sanitary sewer which, when analyzed, shows by weight a total suspended solids (TSS) concentration greater than 240 mg/L or a biochemical oxygen demand (BOD) concentration greater than 210 mg/L. In addition, the authority may judge independently a waste's suitability for discharge to the POTW that requires additional treatment, based upon BOD, TSS or other characteristics, as abnormal. Any waste in this classification must be made acceptable for discharge into the POTW as defined in this article.

ACT — The Clean Water Act (33 U.S.C. 1251 et seq.), as amended.

APPROVAL AUTHORITY — Director of the Texas Commission on Environmental Quality ("TCEQ").

AUTHORITY — The City of Burleson, Texas.

AUTHORIZED REPRESENTATIVE OF THE INDUSTRIAL USER — Authorized representatives (authorized signatories) for wastewater discharge permit applications and for reports submitted under section 82-45 of this article are:

- (1) A responsible corporate officer, if the discharger submitting the application or report is a corporation. This includes the president, vice-president, secretary or treasurer of the corporation in charge of a principal business function, or any other person who performs similar policy or decision-making functions for the corporation.
- (2) The manager of one or more manufacturing, production, or operating facilities, provided the manager is authorized to make management decisions that govern the operation of the regulated facility including having the explicit or implicit duty of making major capital investment recommendations, and initiate and direct other comprehensive measures to assure long-term environmental compliance with environmental laws and regulations; can ensure that the necessary systems are established or actions taken to gather complete and accurate information for individual wastewater discharge permit or any control mechanism requirements; and where authority to sign documents has been assigned or delegated to the manager in accordance with corporate procedures.
- (3) For a partnership or sole proprietorship, a general partner of the proprietor, respectively.
- (4) The principal executive officer or director having responsibility for the overall operation of the facility if the discharger is a federal, state or local governmental entity, or their agents.
- (5) A duly authorized representative of the individual designated in (1), (2), (3) or (4) above if:
 - a. The authorization is made in writing by the individual described above in (1), (2), (3), or (4); and
 - b. The authorization specifies either an individual or a position having responsibility for the overall operation of the facility from which the discharge originates (such as a plant manager), or a position of equivalent responsibility, or having overall responsibility for environmental matters for the company; and

- c. The written authorization is submitted to the city.

If an authorization is no longer accurate because a different individual or position has responsibility, a new authorization must be submitted to the City prior to or together with any reports signed by an authorized representative.

BEST MANAGEMENT PRACTICES (BMP) — Schedules of activities, prohibitions of practices, maintenance procedures, and other management practices to implement the prohibitions listed in Section 82-43 [40 CFR 403.5(a)(1) and (b)]. BMPs include treatment requirements, operating procedures, and practices to control plant site runoff, spillage or leaks, sludge or waste disposal, or drainage from raw materials storage.

BIOCHEMICAL OXYGEN DEMAND (BOD) — The quantity of oxygen utilized in the biochemical oxidation of organic matter under standard laboratory procedure in five days at 20 degrees Centigrade, expressed as parts per million by weight or in terms of milligrams per liter.

BTEX — An acronym for Benzene, Toluene, Ethylbenzene and Xylenes, a group of toxic chemicals that are found in gasoline and other petroleum products.

BYPASS — The intentional diversion of waste streams or wastewater from any portion of a discharger's wastewater treatment equipment or pretreatment facility.

CATEGORICAL INDUSTRIAL USER — An industrial user subject to a categorical pretreatment standard or categorical standard.

CATEGORICAL PRETREATMENT STANDARDS — Limitations on pollutant discharges to POTW's promulgated by EPA in accordance with section 307 of the Clean Water Act, that apply to specified process wastewaters of particular industrial categories [40 CFR 403.6 and Parts 405-471].

CFR — Code of Federal Regulations.

CITY — City of Burleson, Texas.

CHEMICAL OXYGEN DEMAND (COD) — A measure of the oxygen consuming capacity of inorganic matter present in the water or wastewater expressed in mg/L as determined by the amount of oxidant consumed from a chemical reflux. Such term does not, however, differentiate between stable and unstable organic matter, and therefore does not necessarily correlate with biochemical oxygen demand.

COMBINED WASTESTREAM FORMULA (CWF) — A procedure found in 40 CFR 403.6 (e) for calculating fixed alternative discharge limits at industrial facilities applicable when regulated process wastewater, subject to a categorical pretreatment standard, is mixed with non-regulated wastewaters prior to sampling.

COMPOSITE SAMPLES — A mixture of grab samples collected at the same sample point at different times and composed of not less than four samples. The series of samples may be collected on a time or flow proportional basis.

(1) **TIME PROPORTIONAL COMPOSITE SAMPLE** — A sampling method which combines discrete samples of constant volume collected at constant time intervals (e.g., 200 milliliter samples collected every half hour for a 24-hour period).

(2) **FLOW PROPORTIONAL COMPOSITE SAMPLE** — A sampling method which combines

discrete samples collected over time, based on the flow of the waste stream being sampled. There are two methods used to collect this type of sample. One method collects a constant sample volume at time intervals which vary based on the stream flow [e.g., 200 milliliters of sample collected for every 5,000 gallons discharged]. The other method collects samples of varying volume, based on stream flow, at constant time intervals. Flow proportional composite will be used only in locations that have the capability to measure flow during the sampling period.

CONTAMINATED — Containing a harmful quantity of any substance.

CONTROL AUTHORITY — The City of Fort Worth, Texas as holder of the respective Texas Pollutant Discharge Elimination System (TPDES) permit.

COOLING WATER — The water discharged from any system of condensation such as air conditioning, cooling, refrigeration or water used as a coolant in cooling towers where the only pollutant is thermal.

DIRECTOR — The director of public works, or his or her authorized representative.

DISCHARGER — Any user discharging an effluent into a POTW by of pipes, conduits, pumping stations, force mains, constructed drainage ditches, surface water intercepting ditches, intercepting ditches, and all constructed devices and appliances appurtenant thereto. The term includes owners and occupants of such premises.

EPA — Environmental Protection Agency of the federal government.

EXISTING SOURCE — Any source of discharge, the construction or operation of which commenced prior to the publication by the EPA of proposed categorical pretreatment standards, which will be applicable to such source if the standard is thereafter promulgated in accordance with Section 307 of the Act.

GARBAGE — Solid waste from domestic or commercial preparation, cooking or dispensing of food or from the handling, storage, and sale of produce.

GPD — Gallons per day

GRAB SAMPLE — A sample which is taken from a waste stream on a one time basis with no regard to the flow of the waste stream and without consideration of time. The sample is collected over a period of time not exceeding 15 minutes.

INDIRECT DISCHARGE OR DISCHARGE — The introduction of pollutants into a POTW from any non-domestic source regulated under section 307(b), (c) or (d) of the Act.

INDUSTRIAL WASTE — Solid, liquid or gaseous waste resulting from any industrial, manufacturing, trade, or business process or from the development, recovery or processing of natural resources.

INDUSTRIAL USER OR USER — A source of indirect discharge.

INSTANTANEOUS MAXIMUM ALLOWABLE DISCHARGE LIMIT — The maximum concentration of a pollutant allowed to be discharged at any time, determined from the analysis of any discrete or composite sample collected, independent of the industrial flow rate and the duration of the sampling event.

INTERFERENCE — A discharge which, alone or in conjunction with a discharge or discharges

from other sources, both:

- (1) Inhibits or disrupts the POTW, its treatment processes or operations, or its sludge processes, use or disposal; and
- (2) Therefore is a cause of a violation of any requirement of the POTW's TPDES permit (including an increase in the magnitude or duration of a violation) or of the prevention of sewage sludge use or disposal in compliance with the following statutory provisions and regulations or permits issued thereunder (or more stringent state or local regulations): Section 405 of the Clean Water Act, the Solid Waste Disposal Act (SWDA) (including Title II, more commonly referred to as the Resource Conservation and Recovery Act (RCRA), and including state regulations contained in any state sludge management plan prepared pursuant to Subtitle D of the SWDA, the Clean Air Act, the Toxic Substances Control Act, and the Marine Protection, Research and Sanctuaries Act.

MAY — Is permissive.

MAXIMUM DAILY AVERAGE — The maximum concentration of a substance allowed in a discharge as determined from a laboratory test of a daily composite sample. The daily composite sample is the concentration of discharge of a pollutant measured during a calendar day or any 24-hour period that reasonably represents the calendar day for purposes of sampling.

MAXIMUM GRAB — The maximum concentration of a substance allowed in a discharge as determined from a laboratory test of a grab sample.

MG/L — Milligram per liter.

MONTHLY AVERAGE LIMIT — The highest allowable average of "daily discharges" over a calendar month, calculated as the sum of all "daily discharges" measured during a calendar month divided by the number of "daily discharges" measured during that month.

NEW SOURCE — Any building, structure, facility or installation from which there is or may be a discharge of pollutants, and on which construction commenced after the publication of proposed pretreatment standards under Section 307(c) of the Act which will be applicable to such source if such standards are thereafter promulgated in accordance with that section, provided that:

- (1) The building, structure, facility or installation is constructed at a site at which no other source is located; or
- (2) The building, structure, facility or installation totally replaces the process or production equipment that causes the discharge of pollutants at an existing source; or
- (3) The production or wastewater generating processes of the building, structure, facility or installation are substantially independent of an existing source at the same site. In determining whether these are substantially independent, factors such as the extent to which the new facility is integrated with the existing plant, and the extent to which the new facility is engaged in the same general type of activity as the existing source should be considered.
- (4) Construction on a site at which an existing source is located results in a modification rather than a new source if the construction does not create a new building, structure, facility or installation meeting the criteria of (2) or (3) above but otherwise alters, replaces, or adds to existing process or production equipment.

- (5) Construction of a new source as defined under this paragraph has commenced if the owner or operator has;
- a. Begun, or caused to begin as part of a continuous onsite construction program;
 1. Any placement, assembly, or installation of facilities or equipment; or
 2. Significant site preparation work including clearing, excavation, or removal of existing buildings, structures, or facilities which is necessary for the placement, assembly, or installation of new source facilities or equipment; or
 - b. Entered into a binding contractual obligation for the purchase of facilities or equipment which is intended to be used in its operation within a reasonable time. Options to purchase or contracts which can be terminated or modified without substantial loss, and contracts for feasibility, engineering, and design studies do not constitute a contractual obligation under this paragraph.

NONCONTACT COOLING WATER — Water used for cooling which does not come into direct contact with raw materials, intermediate product, waste product, or finished product.

NON-SIGNIFICANT CATEGORICAL INDUSTRIAL USER — An industrial user that is subject to categorical pretreatment standards that may, at the discretion of the director, be permitted as a non-significant categorical industrial user (NSCIU) based on a finding that the industrial user never discharges categorical wastewater and the following conditions are met:

- (1) The industrial user, prior to city's finding, has consistently complied with all applicable categorical pretreatment standards and requirements;
- (2) The industrial user annually submits the certification statement required in section 82-45(c)(9)b. of this article [see 40 CFR 403.12(q)], together with any additional information necessary to support the certification statement; and
- (3) The industrial user never discharges any categorical process wastewater into the sanitary sewer.

NORTH AMERICAN INDUSTRY CLASSIFICATION SYSTEM (NAICS) — Is a system used by the federal government for collecting and organizing industry-related statistics. The NAICS codes are updated every five years to stay current with industry developments.

O AND M (OR O & M) — Operation and maintenance.

OTHER WASTES — Decayed wood, sawdust, shavings, bark, lime, refuse, ashes, garbage, offal, oil, tar, and all other substances except sewage and industrial wastes.

OWNER OR OCCUPANT — The person, firm, or public or private corporation, using the lot, parcel of land, building or premises connected to and discharging sewage, industrial wastewater or liquid, into the sanitary sewage system of the City, and who pays, or is legally responsible for the payment of, water rates or charges made against the said lot, parcel of land, building or premises, if connected to the water distribution system of the City, or who would pay or be legally responsible for such payment if so connected.

PASS THROUGH — The discharge of pollutants through the POTW into waters of the United States in quantities or concentrations which are a cause of or significantly contribute to a violation

of any requirement of the POTW's TPDES permit.

PERMIT — Wastewater discharge permit, issued to non-domestic dischargers of industrial waste into the sanitary sewerage system of the POTW.

PERSON — Any individual, business entity, partnership, corporation, governmental agency, political subdivision, or any agent or employee thereof.

PFAS — Defined as perfluoroalkyl and polyfluoroalkyl substances, including specific compounds.

PFAS Analytical Method — Reference the currently applicable EPA analytical method (e.g., EPA draft Method 1633 for wastewater PFAS monitoring).

PFAS Discharge Limit — If local numeric limits or narrative requirements are adopted.

PH — The logarithm (base 10) of the reciprocal of the concentration of hydrogen ions, in grams per liter of solution; a measure of the acidity or alkalinity of a solution, expressed in standard units.

POLLUTANT — Dredged spoil, solid waste, incinerator residue, sewage, garbage, sewage sludge, munitions, chemical wastes, biological materials, radioactive materials, heat, wrecked or discarded equipment, rock, sand, cellar dirt and industrial, municipal and agricultural waste discharged into water.

POTW (PUBLICLY OWNED TREATMENT WORKS) — Any sewage treatment plant owned and operated by an entity (i.e. the control authority) other than a private industry and the sewers, pipes and conveyances owned in whole or part by the control authority that convey wastewater to the sewage treatment plant. This definition includes any devices and systems used in the storage, treatment, recycling and reclamation of municipal sewage or industrial waste of a liquid nature.

PRETREATMENT — The reduction of the amount of pollutants, the elimination of pollutants, or the alteration of the nature of pollutant properties in wastewater to a less harmful state prior to or in lieu of discharging or otherwise introducing such pollutants into the sanitary sewer.

PRETREATMENT REQUIREMENTS — Any substantive or procedural requirement related to pretreatment, other than a pretreatment standard, imposed on an industrial user.

PRETREATMENT STANDARD — Prohibited discharge limits established pursuant to 40 CFR Part 403.5, categorical pretreatment standards, and local limits, including best management practices.

PROCESS WASTEWATER — Water that comes into direct contact with or results from the production or use of any raw material, intermediate product, finished product, byproduct, waste product, or wastewater.

PUBLIC WORKS UTILITY SUPERINTENDENT (OR SUPERINTENDENT) — Public works utility superintendent of the city, or his authorized representative.

SANITARY SEWER — A publicly owned pipe or conduit designed to collect and transport industrial waste and domestic sewage to the POTW.

SEVERE PROPERTY DAMAGE — Substantial physical damage to property, damage to the treatment facilities which causes them to become inoperable, or substantial and permanent loss of natural resources which can be reasonably expected to occur in the absence of a bypass. Severe property damage does not mean economic loss caused by delays in production.

SEWAGE — Water-carried human wastes or a combination of water-carried wastes from residences, business buildings, institutions and industrial establishments, together with such ground, surface, storm or other waters as may be present.

SHALL — Is mandatory.

SIGNIFICANT CHANGE — An increase or decrease in the volume of wastewater discharged by more than 20 percent from the data submitted in the permit application, or the deletion or addition of any pollutant regulated by the authority or by a categorical standard. Volumes are those measured by the water service meter, a verifiable estimate, or a permanently installed effluent flow meter approved by the authority.

SIGNIFICANT INDUSTRIAL USER (SIU) — All industrial users subject to categorical pretreatment standards and any other industrial user that:

- (1)
 - a. Discharges an average of 25,000 gallons per day or more of process wastewater to a POTW (excluding sanitary, noncontact cooling or boiler blow-down wastewater);
 - b. Contributes a process waste stream which makes up five percent or more of the average dry weather hydraulic or organic capacity of a POTW; or
 - c. Is designated as such by the authority on the basis that the industrial user has a reasonable potential for adversely affecting a POTW's operation or for violating any pretreatment standard or requirement.
- (2) An industrial user that is subject to categorical pretreatment standards may, at the discretion of the director, be permitted as a non-significant categorical industrial user (NSCIU) based on a finding that the industrial user never discharges categorical wastewater (excluding sanitary, non-contact cooling and boiler blowdown wastewater, unless specifically included in the pretreatment standard) and the following conditions are met:
 - a. The industrial user, prior to city's finding, has consistently complied with all applicable categorical pretreatment standards and requirements;
 - b. The industrial user annually submits the certification statement required in subsection 82-45(c)(9)b. of this article [see 40 CFR 403.12(q)], together with any additional information necessary to support the certification statement; and
 - c. The industrial user never discharges any categorical process wastewater into the sanitary sewer.
- (3) Upon a finding that a noncategorical industrial user meeting the criteria for a significant industrial user has no reasonable potential for adversely affecting a POTW's operation or for violating any pretreatment standard or requirement, the authority may at any time on its own initiative or in response to a petition received from a noncategorical industrial user, and in accordance with 40 CFR 403.8 (f)(6), determine such user is not a significant industrial user.

SLUG LOAD OR SLUG DISCHARGE — Any discharge of a non-routine, episodic nature, including but not limited to an accidental spill or a non-customary batch discharge, which has a reasonable potential to cause interference or pass through, or in any other way violate the POTW's regulations, local limits or permit conditions.

STANDARD INDUSTRIAL CLASSIFICATION (SIC) CODE — Codes which best describe the activities conducted at the facility or establishment. SIC codes are four-digit numbers used by the Bureau of Census as part of a system to categorize and track the types of business activities conducted in the United States. The first two digits of the code represent the major industry group and the second two digits represent the specific subset of that group.

STANDARD METHODS — "Standard Methods for the Examination of Water and Wastewater", a publication prepared and published jointly by the American Public Health Association, American Waterworks Association and the Water Pollution Control Federation, as it may be amended from time to time.

STORM WATER — Any flow occurring during or following any form of natural precipitation, and resulting from such precipitation including snowmelt.

TOTAL SUSPENDED SOLIDS (TSS) — Solids that either float on the surface of, or in suspension in, water, sewage or other liquid and which are removable by laboratory filtering.

TOTAL TOXIC ORGANICS (TTO) — The sum of masses or concentration of the toxic organic compounds listed in 40 CFR 122 Appendix D, Table II, excluding pesticides, found in industrial users' discharges at a concentration greater than 0.01 mg/L. Only those parameters reasonably suspected to be present, to be determined by the city, if any, shall be analyzed for with non-categorical industries. With categorical industries, the list of TTOs is specific for every applicable federal category. TTO's will be sampled for as stipulated in the particular category or those parameters reasonably suspected to be present, to be determined by the city, where not stipulated.

TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM (TPDES) PERMIT — Permit issued by the Texas Commission on Environmental Quality under authority delegated pursuant to 33 USC 1342(b) that authorizes the discharge of pollutants to waters of the United States, whether the permit is applicable on an individual, group or general area-wide basis.

UNPOLLUTED WATER OR WASTE — Any water or liquid waste containing none of the following: phenols or other substances to an extent imparting taste and odor in receiving waters; toxic or poisonous substances in suspension, colloidal state or solution; noxious or odorous gases; more than 10,000 parts per million, by weight, of dissolved solids, of which not more than 2,500 parts per million are chloride; not more than ten parts per million each of TSS and B.O.D.; color not exceeding 50 color units; nor pH value of less than 5.5 nor higher than 11.0 and any water or waste approved for discharge into a stream or waterway by the appropriate state authority.

UPSET — An exceptional incident in which a discharger unintentionally and temporarily is in a state of noncompliance with the standards established in this subdivision, due to factors beyond the reasonable control of the discharger and excluding noncompliance to the extent caused by operational error, improperly designed treatment facilities, inadequate treatment facilities, lack of preventive maintenance, or careless or improper operation thereof Any affirmative defenses to upset only apply to federal court actions as per section 82-46(g)(2) of this article.

USER — A person who is a source of an indirect discharge.

U.S.C — United States Code

WASTEWATER — Liquid and water-carried industrial waste and sewage from residential dwellings, commercial buildings, industrial and manufacturing facilities, and institutions, whether treated or untreated, which are contributed to the POTW.

City Council Regular Meeting

DEPARTMENT: Public Works

FROM: Justin Scharnhorst, Deputy Director of Public Works

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on an ordinance amending Section 82-43 “Discharge Prohibitions and Limitations” of Article II “Industrial Waste Discharge” of Chapter 82 “Utilities” of the Code of Ordinances to limit hauling or trucking waste with detectable quantities of PFAS and prohibiting PFAS or PFAS-related substances above baseline concentrations without a plan of correction implementing best management practices.. (Final Reading) *(Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)*

STRATEGIC PRIORITY AND GOAL:

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.5 Develop and maintain facilities and utility services

SUMMARY:

The city’s current wholesale wastewater service agreement with Fort Worth includes requirements for Burleson to update ordinances related to the terms of the agreement as changes are enacted by the City of Fort Worth. A new ordinance regarding PFAS, commonly referred to as “forever chemicals” has been adopted by Fort Worth, incorporating new language regarding trucking or hauling PFAS or related substances and requiring plans of correction implementing best management practices when PFAS are found above baseline concentrations. The following new sections are added to the proposed ordinance:

Subsection (d)(2) is amended to read as follows:

“(20) Trucked or hauled pollutants.

Trucked or hauled pollutants, except at discharge points designated by the authority in writing

accordance with subsection (c) of this section, or waste from any industrial activities/processes regulated by any specific category listed in 40 Code of Federal Regulations (40 CFR) Parts 405 – 471 with detectable quantities of PFAS.”

Subsection (d)(28) is added and reads as follows:

“(28) PFAS.

Any PFAS or PFAS-related substances above baseline collection system concentrations of 25 ng/L without an approved plan of correction, as defined in the dischargers permit, which employs “Best Management Practices” (BMPs) to reduce or eliminate the pollutants within one year of detection/notification.”

Failure of Burleson to maintain consistency with Fort Worth could be considered a breach of the wholesale agreement.

RECOMMENDATION:

Approve an ordinance amending Section 82-43 of the Code of Ordinances limiting hauling or trucking waste with detectable quantities of PFAS and prohibiting PFAS or PFAS-related substances above baseline concentrations without a plan of correction implementing best management practices.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

July 20, 2026 – First Reading

REFERENCE:

N/A

FISCAL IMPACT:

Proposed Expenditure/Revenue:	N/A
Account Number(s):	N/A
Fund:	N/A
Account Description:	N/A
Procurement Method:	N/A

STAFF CONTACT:

Justin Scharnhorst
Deputy Director of Public Works
jscharnhorst@burlesontx.com
817-426-9646



Updates to Chapter 82 (Utilities) of the Code of Ordinances

City Council

Purpose, Background, and Outline



Staff requests City Council approval of revisions to five sections of Chapter 82 (Utilities) of the City's Code of Ordinances:

- One is regarding watering restrictions and is required per terms of the wholesale water supply agreement with Fort Worth
- Two are regarding certain industrial waste discharges and are required per terms of the wholesale wastewater service agreement with Fort Worth
- Two are regarding backflow prevention assembly testing and are proposed by staff to enhance efficiency and accuracy of these state-required reports

Watering Restrictions

- Current wholesale water supply agreement with Fort Worth includes requirements for Burleson to enact the same water use restrictions, rationing, and conservation as Fort Worth
- Water use restriction ordinance adopted by Fort Worth November 2025 incorporates new progressive enforcement process for violations to prevent water waste, reduce water system peak demands, and slow the need for costly system expansions
 - Incorporates use of AMI data to assess violations where applicable (visual inspections for residential properties)
 - Assesses a non-compliance administrative fee in lieu of civil penalties on a customer's monthly billing cycle (progressive penalties - 2nd notice of violation = \$25, 3rd = \$50, and 4th = \$75)
 - Provides potential to lock or shut-off irrigation service for repeated violations beyond 4th
 - Establishes requirements for re-establishment of service

The current twice weekly watering schedule remains unchanged

Current Burleson Irrigation Restrictions (Chapter 82-14, Ordinance CSO#130-01-2015)

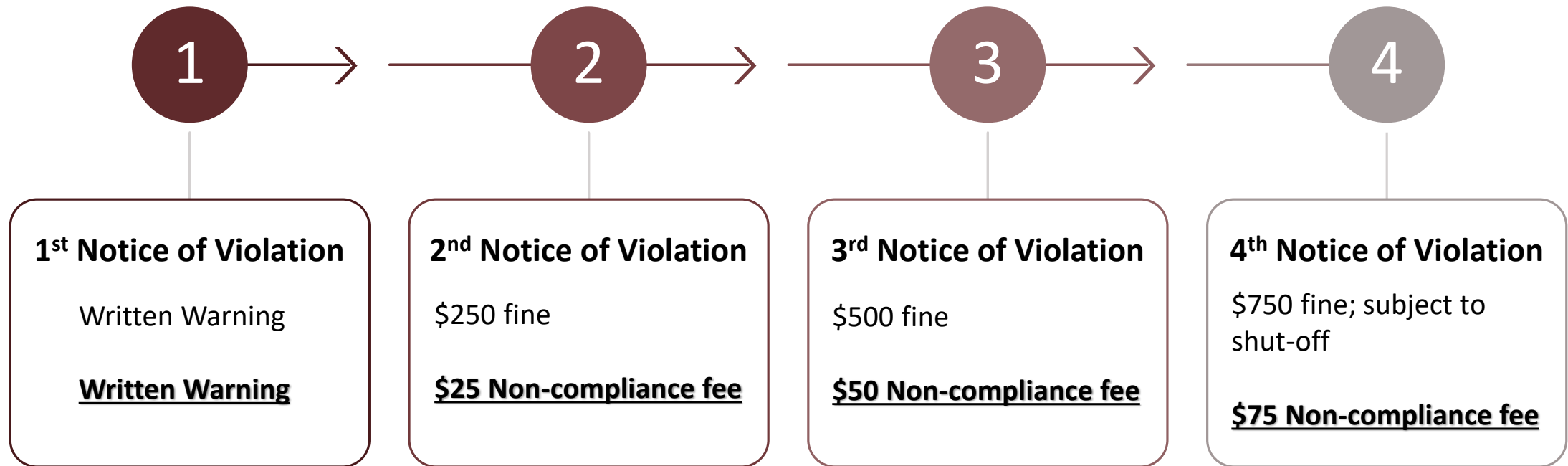
Except for hand watering and use of soaker hoses, irrigation/watering is **not allowed**:

- Between 10am and 6pm on **any** day, 365 days per year
- Any day **other than** the twice per week schedule outlined below:
 - Even-numbered single-family residential addresses – Wednesdays and Saturdays
 - Odd-numbered single-family residential addresses – Thursdays and Sundays
 - All non-residential (non-single-family residential) – Tuesdays and Fridays



Variances may be granted in limited circumstances

Penalties in *Current* and Proposed Burleson Chapter 82-14



Subsequent violations subject to Non-emergency termination of irrigation service; lock out fees, lock out tampering fees (if applicable), and restoration fees

Proposed ordinance replaces citations processed through Municipal Court with non-compliance fees added to water bills

Note: Five violations documented in calendar year 2025 in Burleson - lower dollar amount penalties in the proposed ordinance are anticipated to result in more consistent application and ultimately the desired behavior change

Public Outreach

In collaboration with the city's award-winning Communications team, a campaign to raise awareness of water conservation and irrigation restrictions has been underway over the last couple of months (see examples) and will continue through the summer with emphasis on any ordinance updates adopted



Source: EPA WaterSense



Community Services Committee Feedback

- Staff presented an overview of the proposed ordinance to the committee February 4, 2026
- Committee supported moving the ordinance forward to City Council

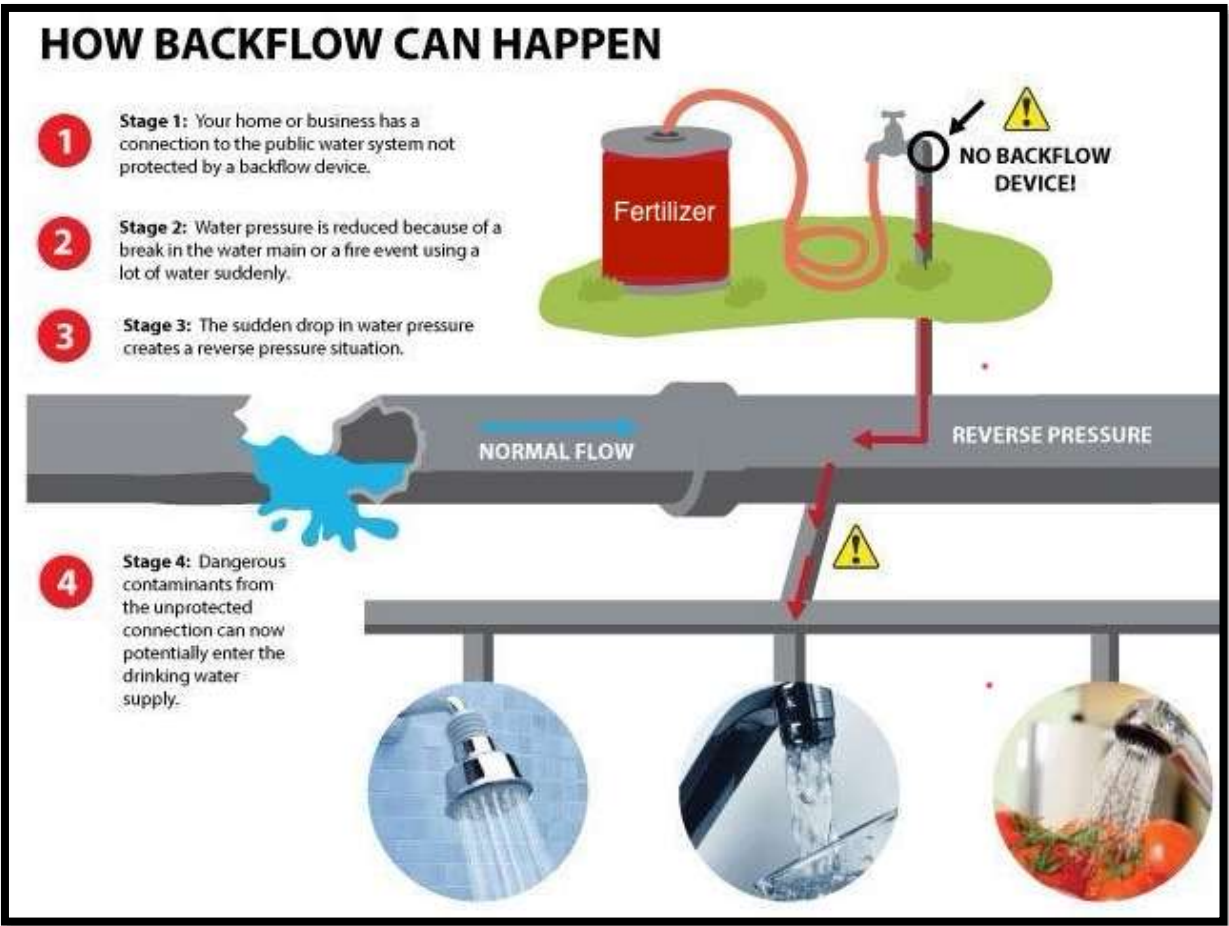
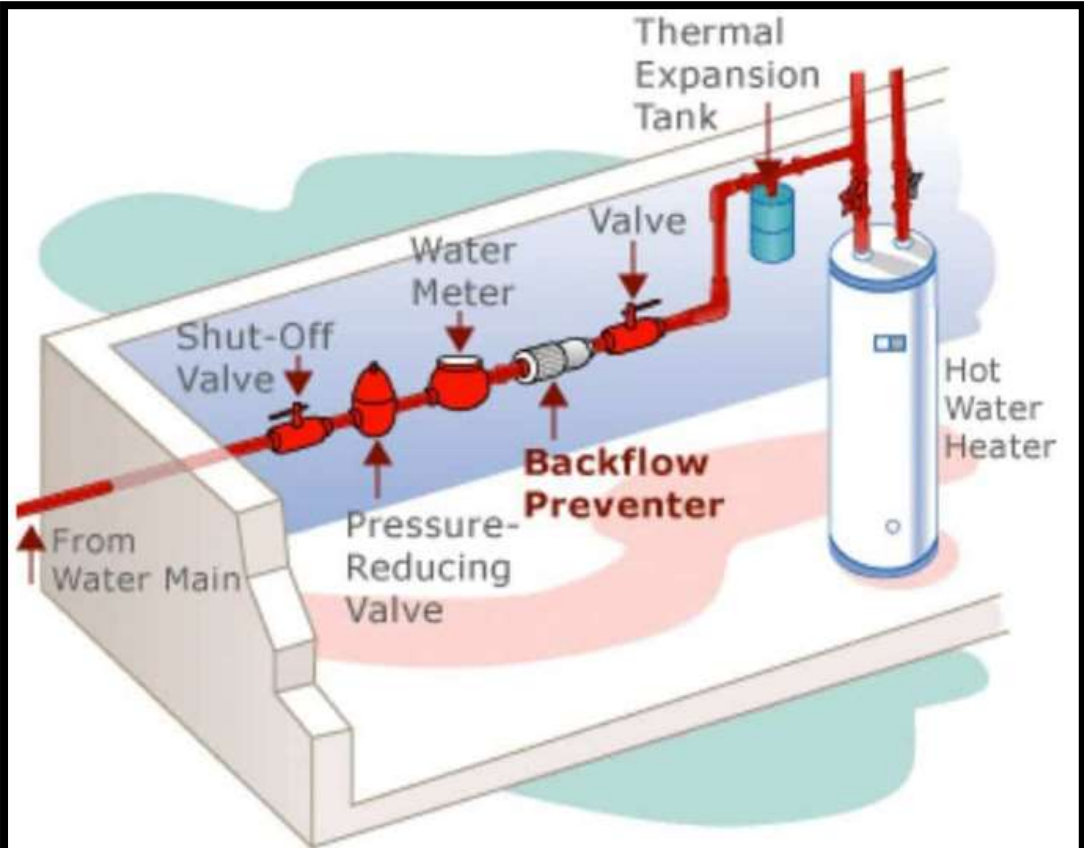


Industrial Waste Discharge

- Current wholesale wastewater service agreement with Fort Worth includes requirements for Burleson participation in Fort Worth's compliance with federal and state permits and to enact ordinances consistent with those in Fort Worth related to wastewater discharge and compliance
- Evolving regulatory requirements have caused Fort Worth to amend an ordinance to position them for compliance and require cooperation of their customers (including wholesale cities like Burleson and the customers of those cities)
- Recent ordinance adopted by Fort Worth:
 - Limits hauling or trucking of highly toxic industrial waste to help ensure that dangerous industrial compounds are removed before leaving the industrial site
 - Adds new definitions for PFAs ("forever chemicals")
 - Prohibits PFAs or PFAs-related substances above baseline concentrations without a plan of correction that incorporates best management practices
- Changes to both Chapters 82-41 and 82-43 are necessary to align Burleson ordinances with the recent Fort Worth changes regarding highly toxic waste and PFAs

Backflow Prevention Assembly Test (BPAT) Reporting

International Plumbing Code (Ch. 6), International Residential Code (Ch. 29), and TCEQ require assemblies as protection for public water system and require annual testing



Backflow: Water flowing opposite its intended direction, either from loss of pressure in supply lines or increase in pressure on customer side - backflow can carry contaminants with it into supply lines

Codes in effect at time of construction/renovation determine assemblies or other devices required

Backflow Prevention Assembly Test (BPAT) Reporting

- Texas Commission on Environmental Quality (TCEQ) and plumbing codes require installation and annual testing of backflow prevention devices to prevent contamination of the public water system
- TCEQ requires the public water system (Public Works) to receive BPAT reports (on paper or electronically including online) and retain them for three years
- Public Works receives hundreds of reports annually, mostly hand-written and through the U.S. mail that must be manually processed into a database
- Property owners hire state-licensed testers to conduct annual tests
- Changes to both Chapters 82-233 and 82-240 are necessary to enable the transition to a more efficient online system of receiving and maintaining the reports
 - 82-233 to require the reports be submitted online
 - 82-240 to require state licensed testers to register for online submittal

5154

THE CITY OF
BURLESON
TEXAS

The City of Burleson Backflow Prevention Assembly Test and Maintenance Report

The following form must be completed for each assembly tested. A signed and dated original must be submitted to the public water supplier for recordkeeping *purposes:

NAME OF PWS:	City of Burleson
PWS ID#:	1260002
PWS MAILING ADDRESS:	141 W Renfro St. Burleson, TX 76028
PWS CONTACT PERSON:	[REDACTED]
ADDRESS OF SERVICE AND BUSINESS NAME OR IF RESIDENTIAL PLEASE LIST:	[REDACTED]

The backflow prevention assembly detailed below has been tested and maintained as required by commission regulations and is certified to be operating within acceptable parameters.

TYPE OF BACKFLOW PREVENTION ASSEMBLY (BPA):			
☒ Reduced Pressure Principle (RPBA)	☐ Reduced Pressure Principle-Detector (RPBA-D)	Type II	☐
☒ Double Check Valve (DCVA)	☐ Double Check-Detector (DCVA-D)	Type II	☐
☐ Pressure Vacuum Breaker (PVB)	☐ Spill-Resistant Pressure Vacuum Breaker (SVB)		

Manufacturer:	Main: <u>Watts</u>	Bypass:		Size:	Main: <u>1/2</u>	Bypass:	
Model Number:	Main: <u>LP00701</u>	Bypass:		BPA Location:	<u>Left back wall under counter, kitchen</u>		
Serial Number:	Main: <u>H00795</u>	Bypass:		BPA Serves:	<u>SPRINKLER</u>		

Reason for test: New ☐ Existing ☒ Replacement ☐ Old Model/Serial # ☐

Is the assembly installed in accordance with manufacturer recommendations and/or local codes? ☒ Yes ☐ No

Is the assembly installed on a non-potable water supply (auxiliary)? ☐ Yes ☒ No

TEST RESULT	Reduced Pressure Principle Assembly (RPBA)			Type II Assembly	PVB & SVB	
	DCVA		Relief Valve	Bypass Check	Air Inlet	Check Valve
☒ PASS ☐ FAIL	1st Check	2nd Check***				
Initial Test	Held at <u>1.5</u> psid	Held at <u>0.4</u> psid	Opened at <u>2.1</u> psid	Held at <u> </u> psid	Opened at <u> </u> psid	Held at <u> </u> psid
Date: <u>2-9-24</u>	Closed Tight ☒	Closed Tight ☒	Did not open ☐	Closed Tight ☐	Did not open ☐	Leaked ☐
Time: <u>1:35</u>	Leaked ☐	Leaked ☐	Did it fully open ☐	Leaked ☐	(Yes ☐ /No ☒)	
Repairs and Materials Used**	Main: <u> </u> Bypass: <u> </u>					
Test After Repair	Held at <u> </u> psid	Held at <u> </u> psid	Opened at <u> </u> psid	Held at <u> </u> psid	Opened at <u> </u> psid	Held at <u> </u> psid
Date: <u> </u>	Closed Tight ☐	Closed Tight ☐		Closed Tight ☐		
Time: <u> </u>						

*** 2nd check: numeric reading required for DCVA only

Differential pressure gauge used:	Potable: ☒	Non-Potable: ☐
Make/Model: <u>Apollo 40-200 TK5U</u>	SN: <u>08122209</u>	Date tested for accuracy: <u>09-16-24</u>

Remarks:

Company Name:	<u>.01 Accuracy Backflow</u>	Licensed Tester Name (Print/Type):	<u>Michael Machen</u>
Company Address:	<u>Po Box 6832</u>	Licensed Tester Name (Signature):	<u>[Signature]</u>
	<u>McKinney, Tx 75071</u>		
Company Phone #:	<u>972-699-7156</u>	BPAT License #	<u>BP0018647</u>
		License Expiration Date:	<u>10-17-27</u>

The above is certified to be true at the time of testing.

* TEST RECORDS MUST BE KEPT FOR AT LEAST THREE YEARS [30 TAC §290.46(B)]

** USE ONLY MANUFACTURER'S REPLACEMENT PARTS

Address: 725 SE John Jones Dr. Burleson, TX 76028 Email: backflow@burlesontx.com

Actions Requested

1. Approve an ordinance amending Section 82-14 of the Code of Ordinances modifying drought contingency penalties and enforcement
2. Approve an ordinance amending Section 82-41 of the Code of Ordinances providing definitions for PFAs-related terms
3. Approve an ordinance amending Section 82-43 of the Code of Ordinances limiting hauling or trucking waste with detectable quantities of PFAs and prohibiting PFAs or PFAs-related substances above baseline concentrations without a plan of correction implementing best management practices
4. Approve an ordinance amending Section 82-233 of the Code of Ordinances to require backflow prevention assembly testing reports to be filed online
5. Approve an ordinance amending Section 82-240 of the Code of Ordinances to require backflow prevention assembly testers to be registered to submit test reports online



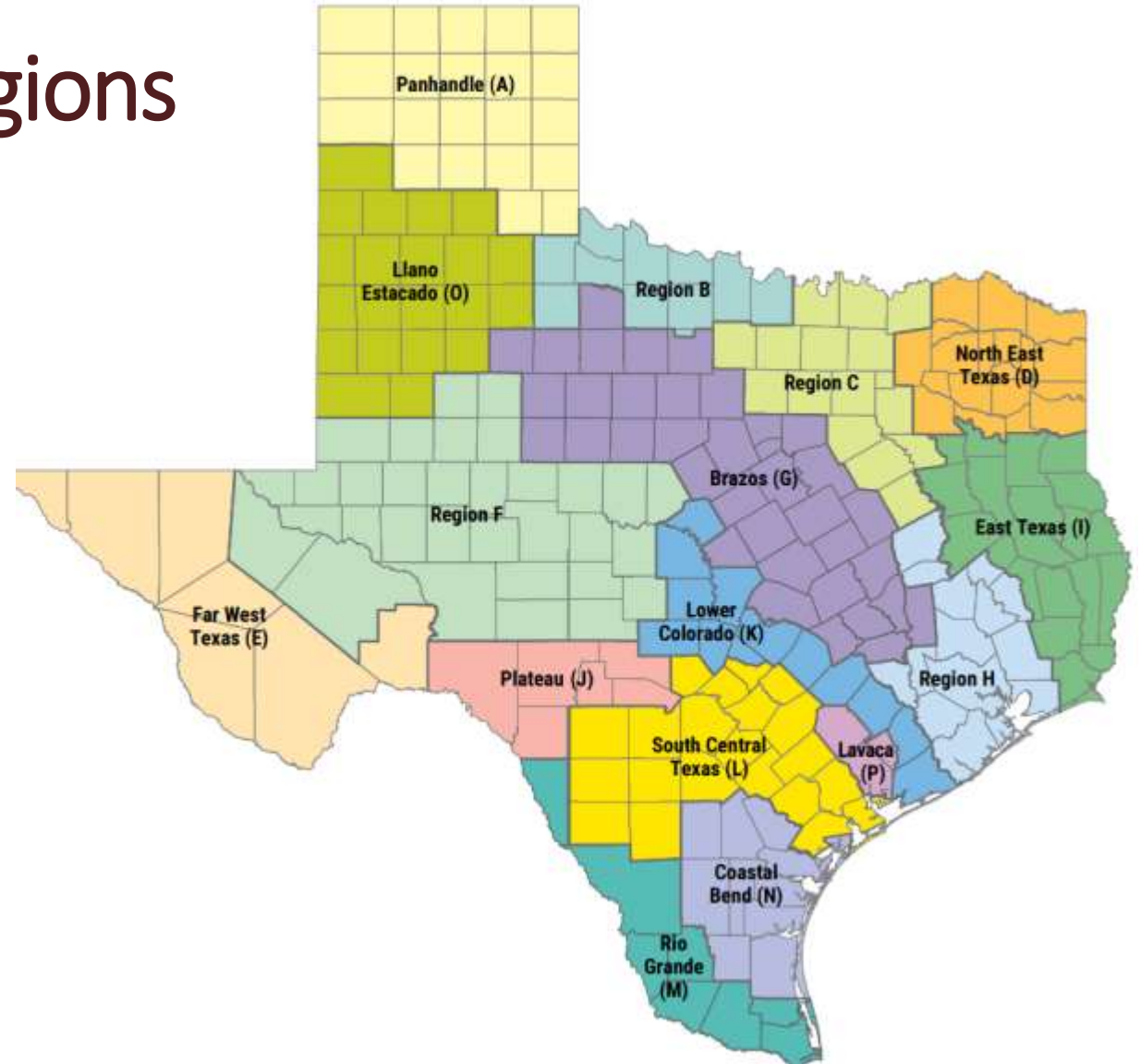
Questions / Discussion

Appendix

State / Regional Water Planning Information

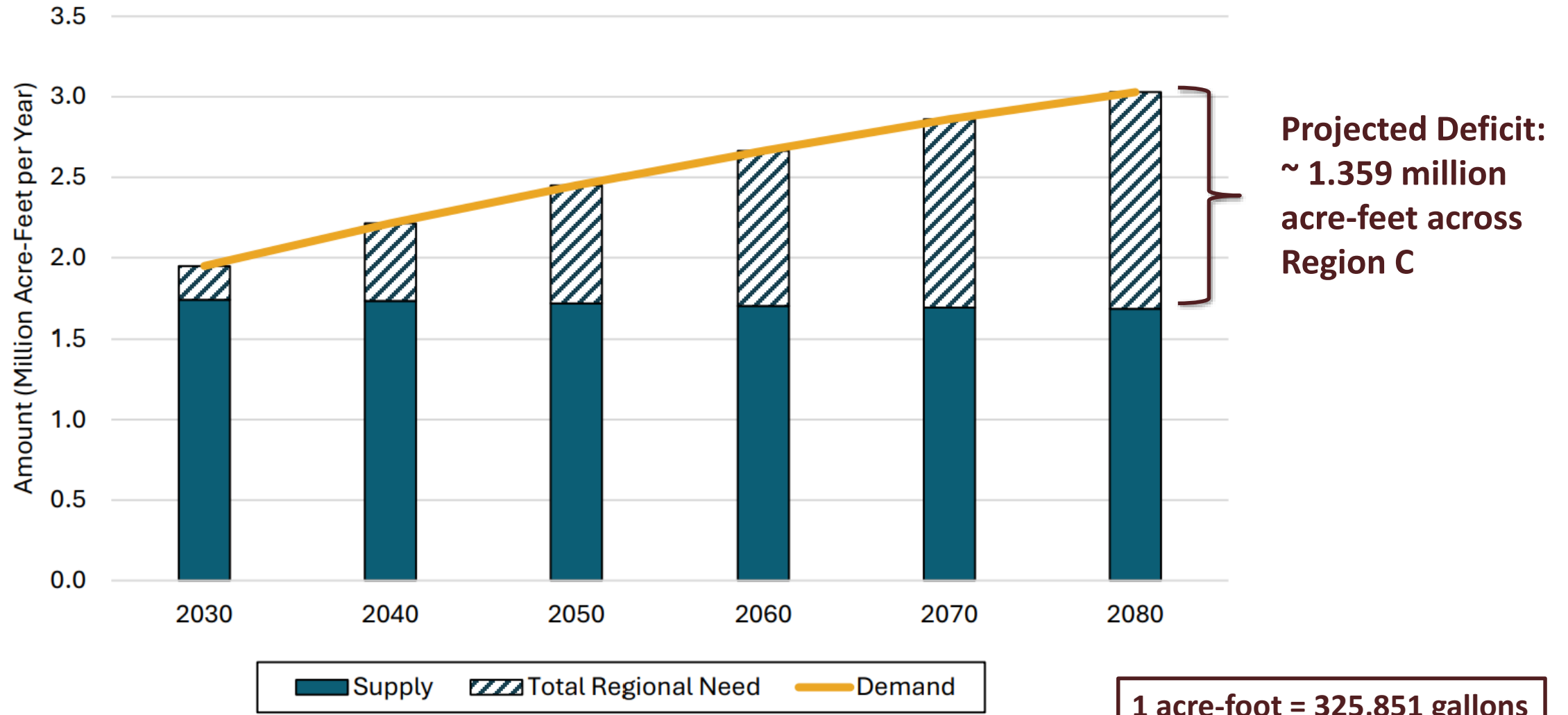
State Water Planning Regions

- Burleson physically lies within both Region C (Tarrant County) and Region G (Johnson County)
- Burleson's wholesale supply comes from City of Fort Worth



Source: Texas Water Development Board

FIGURE 4.1 COMPARISON OF CONNECTED SUPPLY WITH PROJECTED DEMAND BY DECADE



Source: TWDB, 2026 Region C Water Plan

1 acre-foot = 325,851 gallons

TABLE 4.2 PROJECTED SHORTAGE BY USE TYPE FOR REGION C

CATEGORY	VALUES IN ACRE-FEET PER YEAR					
	2030	2040	2050	2060	2070	2080
Municipal	220,512	467,639	709,949	933,232	1,132,540	1,301,192
Irrigation	5,501	5,498	5,498	5,507	5,538	5,584
Livestock	0	0	0	0	0	0
Manufacturing	9,142	19,946	24,070	27,767	31,018	33,740
Mining	123	211	890	2,587	5,105	8,473
Steam Electric Power	1,022	5,591	6,845	8,163	9,196	10,034
TOTAL	236,300	498,885	747,252	977,256	1,183,397	1,359,023

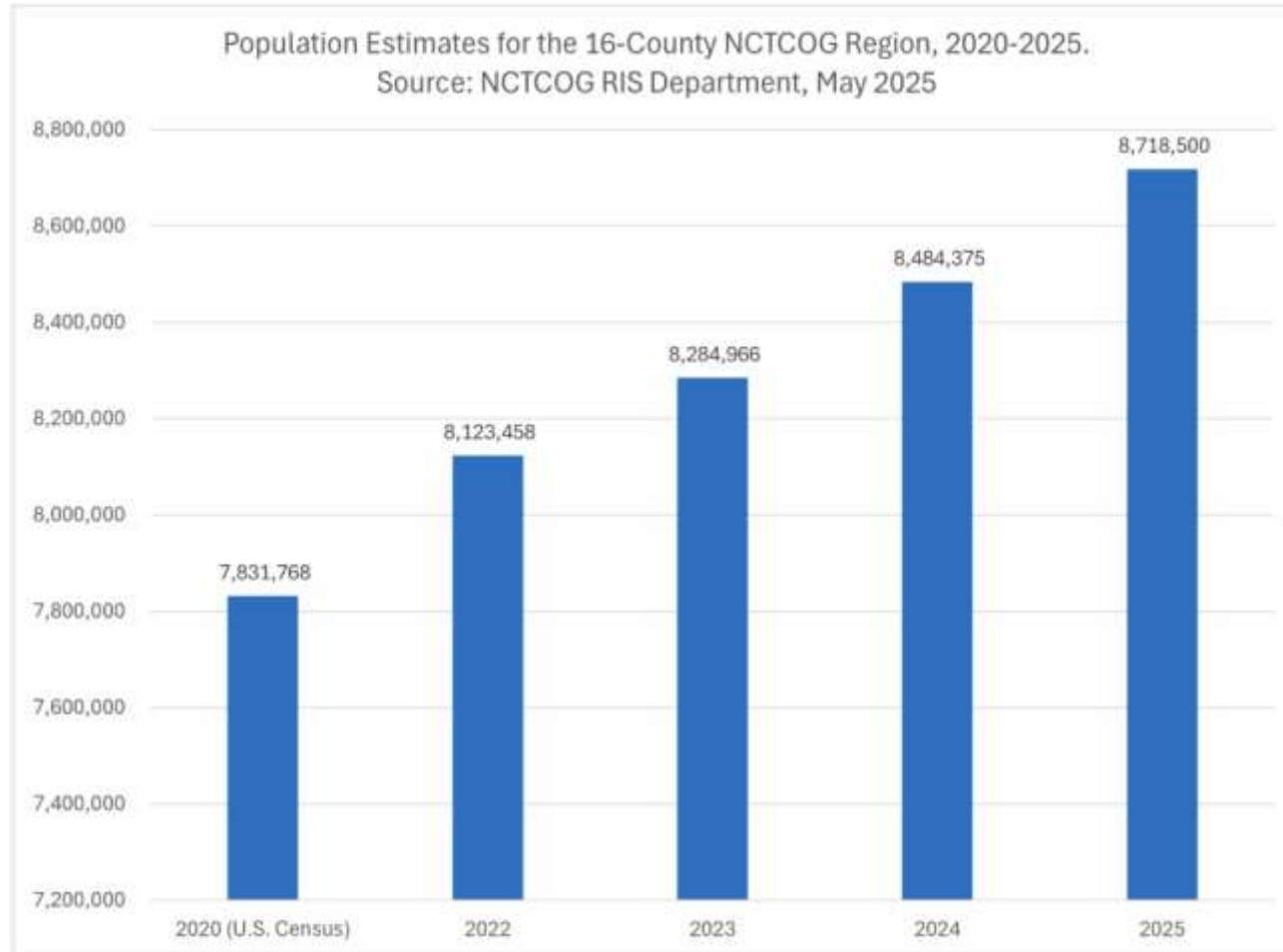
Source: TWDB, 2026 Region C Water Plan

Projected shortage for irrigation alone just in Water Planning Region C is 5,501 acre-feet or approximately 1.8 Billion gallons in 2030

Municipal water demand includes water used by a variety of consumers including single-family residences, multi-family residences, and non-residential establishments (commercial, institutional, and *light* industrial). Residential and non-residential consumers uses include drinking, cooking, sanitation, cooling, and landscape watering.

Additional Drivers

Continued population growth – approximately 200,000 people added to the region each year for the past five years



2026 FIFA World Cup – nine matches to be played in the region (said to be equivalent to hosting 10 Super Bowls) generating additional water demands this summer and making conservation even more important than normal



ORDINANCE No. _____

AN ORDINANCE OF THE CITY OF BURLESON PROVIDING FOR THE AMENDMENT OF ARTICLE II, "INDUSTRIAL WASTE DISCHARGE", IN CHAPTER 82, "UTILITIES," OF THE CODE OF ORDINANCES, CITY OF BURLESON, TEXAS, BY AMENDING SECTION 82-43, "DISCHARGE PROHIBITIONS AND LIMITATIONS," TO LIMIT HAULING OR TRUCKING WASTE WITH DETECTABLE QUANTITIES OF PFAS AND TO PROHIBIT PFAS OR PFAS RELATED SUBSTANCES ABOVE BASELINE CONCENTRATIONS WITHOUT A PLAN OF CORRECTION IMPLEMENTING BEST MANAGEMENT PRACTICES; INCORPORATING THE RECITALS; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL PRIOR ORDINANCES NOT IN DIRECT CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR INCORPORATION INTO THE CODE OF ORDINANCES; FINDING COMPLIANCE WITH OPEN MEETINGS ACT; PROVIDING FOR PUBLICATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Burleson, Texas is a home-rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, the City Council has determined that certain amendments needs to be made to Section 82-43 "Discharge Prohibitions and Limitations", in the Code of Ordinances, City of Burleson, Texas, to limit the hauling or trucking of waste with detectable quantities of PFAS and to prohibit PFAS or PFAS-related substances above baseline concentrations without a plant of correction implementing best management practices; and

WHEREAS, the provisions herein are necessary to promote and protect the health, safety, and welfare of the public by creating an urban environment that is protective of the City's water supply and provides an enhanced quality of life for the citizens of the City of Burleson.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BURLESON, TEXAS:

SECTION 1

Section 82-43, "Discharge Prohibitions and Limitations," in Article II, "Industrial Waste Discharge," in Chapter 82, "Utilities," of the Code of Ordinances, City of Burleson, Texas, is hereby amended by amending subsection (d)(20) to read as follows:

"(20) Trucked or hauled pollutants.

Trucked or hauled pollutants, except at discharge points designated by the authority in writing accordance with subsection (c) of this section, or waste from any industrial activities/processes regulated by any specific category listed in 40 Code of Federal Regulations (40 CFR) Parts 405 – 471 with detectable quantities of PFAS.”

SECTION 2

Section 82-43, “Discharge Prohibitions and Limitations,” in Article II, “Industrial Waste Discharge,” in Chapter 82, “Utilities,” of the Code of Ordinances, City of Burleson, Texas, is hereby amended by adding subsection (d)(28) to read as follows:

“(28) PFAS.

Any PFAS or PFAS-related substances above baseline collection system concentrations of 25 ng/L without an approved plan of correction, as defined in the dischargers permit, which employs “Best Management Practices” (BMPs) to reduce or eliminate the pollutants within one year of detection/notification.”

SECTION 3

The findings set forth above in the recitals of this Ordinance are incorporated into the body of this Ordinance as if fully set forth herein.

SECTION 4

This ordinance shall be cumulative of all provisions of ordinances of the City of Burleson, Texas, except where the provisions of this ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting provisions of such ordinances are hereby repealed. To the extent that the provisions of the City of Burleson’s various development ordinances conflict with this ordinance, the terms of this ordinance shall control.

SECTION 5

That the terms and provisions of this ordinance shall be deemed to be severable and that if any section, subsection, sentence, clause, or phrase of this ordinance shall be declared to be invalid or unconstitutional, the same shall not affect the validity of any other section, subsection, sentence, clause, or phrase of this ordinance and the remainder of such ordinance shall continue in full force and effect the same as if such invalid or unconstitutional provision had never been a part hereof.

SECTION 6

Any complaint, notice, notice of violation, action, cause of action, hearing request, appeal, or claim which prior to the effective date of this Ordinance that has been initiated or arisen under or pursuant to any other ordinance(s) shall continue to be governed by the provision of that ordinance or ordinances, and for that purpose that ordinance or ordinances shall be deemed to remain and shall continue in full force and effect.

SECTION 7

That it is the intention of the City Council and is hereby ordained that the provisions of this ordinance shall become a part of the Code of Ordinances of the City of Burleson, and that the sections of this ordinance may be renumbered or relettered to accomplish such intention.

SECTION 8

That it is hereby officially found and determined that the meeting at which this ordinance is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

SECTION 9

Pursuant to Section 36 of the Charter of the City of Burleson, that this ordinance shall take effect after its passage and publication, and that the City Secretary is hereby directed to give notice of the passage of this ordinance by causing the caption or title and the penalty clause of this ordinance to be published once in a newspaper of general circulation in the city and on the city's website.

PASSED AND APPROVED:

First Reading: the _____ day of _____, 20_____.

Final Reading: the _____ day of _____, 20_____.

Chris Fletcher, Mayor
City of Burleson, Texas

ATTEST:

Amanda Campos, City Secretary

APPROVED AS TO FORM & LEGALITY:

E. Allen Taylor, Jr., City Attorney

§ 82-43. Discharge prohibitions and limitations. (Ord. No. B-755-06(A1211), § 1, 1-3-2011)

(a) Discharges to storm drains and watercourses.

It shall be unlawful for any person to discharge or cause to be discharged any wastewater into any storm drain or watercourse within the city, except for those persons with approved permits for such discharges.

(b) Prohibited discharges.

- (1) No person shall discharge or cause to be discharged any stormwater, surface water, ground water, artesian well water, roof runoff, subsurface drainage, condensate, deionized water, noncontact cooling water, and unpolluted wastewater or drainage from downspouts, yard drains, yard fountains and ponds, or lawn sprays into any sanitary sewer.
- (2) Water from unpolluted industrial water or cooling water from various equipment shall not be discharged into sanitary sewers if an alternate acceptable means of disposal is available. If an alternate acceptable means of disposal is not available, such water may be discharged into the sanitary sewer provided the water is metered and meets the discharge prohibitions and limitations of this article.
- (3) No user shall introduce or cause to be introduced into the POTW any pollutant or wastewater which causes pass through or interference. These general prohibitions apply to all users of the POTW whether or not they are subject to categorical pretreatment standards or any other national, state, or local pretreatment standards or requirements.

(c) Prohibited sewer connections.

It shall be unlawful for any person to deposit or discharge into the sanitary sewer any liquid or solid waste, including trucked or hauled wastes, unless such deposit or discharge has been approved by the authority.

(d) Specific prohibited wastewater constituents.

No person shall contribute or cause to be discharged directly or indirectly, into any public sanitary sewer any of the following described substances, materials, water or waste:

(1) Temperature.

Any liquid or vapor having a temperature higher than 150° Fahrenheit (65° Centigrade);

(2) Solidifying substance.

Any water or waste which contains wax, grease, oil, petroleum oil, nonbiodegradable cutting oil, products of mineral oil origin, plastic or other substance that will solidify or become discernibly viscous at temperatures between 32° to 150° Fahrenheit, thereby contributing to the clogging, plugging or otherwise restricting the flow of wastewater through the collection system;

(3) **Explosive.**

Pollutants which create a fire or explosion hazard in the sewer system or POTW, including, but not limited to, waste streams with a closed cup flashpoint of less than 140 degrees Fahrenheit or 60 degrees Centigrade using the test methods specified in 40 CFR Part 261.21. This includes flammable or explosive liquids, solids or gases such as gasoline, kerosene, benzene, naphtha, etc., which by reason of their chemical properties or quantity may be sufficient, either alone or by interaction, to cause fire or explosion.

(4) **Obstruction.**

Solid or viscous substances in quantities capable of causing obstruction in the flow in sewers or other interference with proper operation of the POTW, such as, but not limited to, ashes, cinders, asphalt, concrete, cement, sand, mud, straw, shavings, metal, glass, rags, feathers, tar, plastics, wood, whole blood, paunch manure, hair and fleshings, entrails, lime slurry, lime residues, slops, chemical residues, paint residues, or bulk solids;

(5) **Garbage.**

Any garbage that has not been properly comminuted or shredded to such a degree that all particles will be carried freely under the flow conditions normally prevailing in public sewers, with no particle greater than one-half-inch in any dimension;

(6) **Gases.**

Any noxious or malodorous liquids, gases, solids, or other wastewater which, either singly or by interaction with other wastes, are sufficient to create a public nuisance or a hazard to life, or to prevent entry into the sewers for maintenance and repair;

(7) **Sludge.**

Any substance which may cause the POTW's effluent or treatment residues, sludges, or scums, to be unsuitable for reclamation and reuse or to interfere with the reclamation process as determined pursuant to criteria in this article. In no case, shall a substance discharged to the POTW cause the POTW to be in noncompliance with sludge use or disposal criteria, guidelines or regulations developed under Section 405 of the Act or any criteria, guidelines or regulations affecting sludge use or disposal developed pursuant to the Solid Waste Disposal Act, the Resource Conservation and Recovery Act, the Clean Air Act, the Toxic Substances Control Act, or state standards applicable to the sludge management method being used;

(8) **TPDES.**

Any substance which will cause the POTW to violate its TPDES or other disposal system permits, or the receiving stream water quality standards;

(9) **Objectionable color.**

Any substance with objectionable color which cannot be removed by the treatment process, such as, but not limited to, dye wastes and vegetable tanning solutions;

(10) **Slugload.**

Any dump or slugload;

(11) **Hazard to human life.**

Any wastewater which causes a hazard to human life or creates a public nuisance;

(12) **Toxicity test.**

Wastewater causing, alone or in conjunction with other sources, the treatment plant's effluent to fail a toxicity test; Total toxic organics in excess of 2.13 mg/L collected as a grab sample;

(13) **Swimming pool.**

Swimming pool drainage from private residential pools may not be discharged to the POTW unless the discharge is in compliance with chapter 10, article XI of this Code. Swimming pool drainage from public and semi-public swimming pools may not be discharged to the POTW unless the discharge is in compliance with chapter 10, article XI of this Code. Swimming pool filter backwash may be discharged to the POTW;

(14) **Detergents.**

Detergents, surface-active agents, or other substances which may cause excessive foaming in the POTW;

(15) **Medical waste.**

Medical wastes, except as specifically authorized by the authority in a wastewater discharge permit;

(16) **Pollutants.**

Pollutants which result in the presence of toxic gases, vapors, or fumes within the POTW in a quantity that may cause acute worker health and safety problems.

(17) **Interference.**

Any pollutant, including oxygen-demanding pollutants (BOD, etc.) released in a discharge at a flow rate and/or pollutant concentration which, either singly or by interaction with other pollutants, will cause Interference with the POTW.

(18) **Oils.**

Petroleum oil, non-biodegradable cutting oil, or product of mineral oil origin in amounts that will cause interference or pass through.

(19) **Oil and grease.**

- a. Petroleum oil, non-biodegradable cutting oil, or non polar products of mineral oil origin in concentrations greater than 200 mg/L.
- b. Visible free floatable polar oils, fats, or grease or a concentration greater than 200 mg/L in wastewater discharged from industrial or commercial facilities into the POTW.
- c. In no case shall discharges in amounts that cause interference or operational problems with the POTW be allowed.

(20) **Trucked or hauled pollutants.**

Trucked or hauled pollutants, except at discharge points designated by the authority in accordance with subsection (c) of this section, or waste from any industrial activities/processes regulated by any specific category listed in 40 Code of Federal Regulations (40 CFR) Parts 405 – 471 with detectable quantities of PFAS.

(21) BTEX concentration greater than 1.0 mg/L.

(22) **Gases.**

Hydrogen sulfide, sulfur dioxide or nitrous oxide in excess of 10 parts per million.

(23) **Radioactive.**

Radioactive wastes or isotopes with a half-life or concentration exceeding limits established by the authority in compliance with applicable state or federal regulations.

(24) **Toxics.**

Toxic pollutants in sufficient quantity, either singly or by interaction with other wastes, to injure or interfere with any wastewater treatment process, constitute a hazard to humans or animals, or to pass through the treatment plant and impair aquatic life in receiving water, as expressed by the results of acute or chronic toxicity tests of the POTW effluent.

(25) **Temperature.**

A temperature which inhibits or interferes with biological activity in the POTW treatment plant. In no case shall wastewater be introduced which would have a temperature exceeding 40° Centigrade (104° Fahrenheit) upon entering the POTW treatment plant.

(26) **Categorical.**

Pollutants in excess of the limitations established in an applicable categorical pretreatment standard set forth in Title 40 of the Code of Federal Regulations.

(27) **Explosive.**

Wastewaters which emanate vapors causing the atmosphere in the sewer system to exceed 20 percent of the lower explosive limit in the immediate area of the discharge.

(28) **PFAS.**

Any PFAS or PFAS-related substances above baseline collection system concentrations of 25 ng/L without an approved plan of correction, as defined in the dischargers permit, which employs “Best Management Practices” (BMPs) to reduce or eliminate the pollutants within one year of detection/notification.

(e) **Wastewater limitations.**

No person shall contribute or cause to be discharged, directly or indirectly, into any sanitary sewer any wastewater containing or having:

(1) **Acids or alkalis.**

Acids or alkalis capable of causing damage to sewage disposal structures or personnel or having a pH value lower than 5.0 or higher than 12.0.

(2) **Metals.**

Metals in the form of compounds or elements with total concentrations exceeding the following:

Maximum Allowable Discharge Limit (mg/L)

Arsenic	0.25
Cadmium	0.15
Chromium	5.0
Copper	4.0
Lead	2.9
Mercury	0.01
Nickel	2.0
Silver	1.0
Zinc	5.0

(3) **Cyanide.**

Cyanide or cyanogen compounds (expressed as total CN) in excess of 1.0 mg/L.

(4) **Best management practices (BMPs).**

The director may develop BMPs by ordinance or in individual wastewater discharge permits to help implement discharge prohibitions and limitations and other pretreatment standards and the requirements of this section.

- (5) A person commits an offense if with criminal negligence the person processes or stores pollutants, substances, or wastewater prohibited by this section in such a manner that they could be discharged to the POTW.

(f) **Accidental discharge/slug control plan.**

At the time of SIU determination, or at least within a year from the user being designated as a SIU, the authority shall evaluate whether each significant industrial user needs an accidental discharge/slug control plan or other action to control slug discharges. All the activities associated with slug control evaluation and results are to be kept in the industrial user's file. The authority may require any user to develop, submit for approval, and implement such a plan or take such other action that may be necessary to control slug discharges. Alternatively, the authority may develop such a plan for any user. An accidental discharge/slug control plan shall address, at a minimum, the following:

- (1) Description of discharge practices, including nonroutine batch discharges;
- (2) Description of stored chemicals;
- (3) Procedures for immediately notifying the authority of any accidental or slug discharge, as required by subsection 82-44(b) of this article; and
- (4) Procedures to prevent adverse impact from any accidental or slug discharge. Such procedures include, but are not limited to, inspection and maintenance of storage areas, handling and transfer of materials, loading and unloading operations, control of plant site runoff, worker training, building of containment structures or equipment, measures for containing toxic organic pollutants, including solvents, and/or measures and equipment for emergency response.

City Council Regular Meeting

DEPARTMENT: Public Works

FROM: Justin Scharnhorst, Deputy Director of Public Works

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on an ordinance amending Section 82-233 “Testing of Assemblies” of Article V “Cross Connection Control Policy” of Chapter 82 “Utilities” of the Code of Ordinances to require backflow prevention assembly testing reports to be filed online. (Final Reading) (Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)

STRATEGIC PRIORITY AND GOAL:

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.5 Develop and maintain facilities and utility services

SUMMARY:

Texas Commission on Environmental Quality (TCEQ) regulations require that cities receive and maintain annual inspection reports on backflow prevention assemblies for a period of three years (30 TAC §290.46). Regulations also require that 3rd party testers be certified by the state to conduct the tests and that they submit the test reports to the public water system. State regulations require public water systems to implement measures to prevent cross-connections and backflow incidents. Affected property owners are required by state regulations to hire their own state-certified tester. State certification requires completion training and passing an exam. In Burleson, these requirements result in hundreds of mostly handwritten test reports being delivered via U.S. mail to the Public Works Department each year. Reports received with limited legibility due to mud stains, coffee stains, etc. increase staff administrative burden when entering the reports into an existing database and are likely to result in data errors.

These manual processes require significant administrative workload and present compliance challenges. The Texas Commission on Environmental Quality (TCEQ) allows electronic/online filing of these reports provided a state-approved test report format is used.

Staff is preparing to transition to a paperless process to:

- Reduce administrative workload by automating report submissions
- Enhance compliance through real-time tracking of test results supporting timely action on non-compliance items noted on the test reports
- Minimize manual data entry and errors
- Increase consistent testing and maintenance of backflow prevention assemblies to safeguard water quality

This modernization effort aligns with the City's commitment to protecting public health while improving operational efficiency and regulatory compliance. Two ordinance amendments are necessary to transition to online reporting.

Outreach to testers and property owners/operators is planned between ordinance adoption and the effective date approximately 45 days later.

RECOMMENDATION:

Approve an ordinance amending Section 82-233 of the Code of Ordinances to require backflow prevention assembly testing reports to be filed online.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

July 20, 2026 – First Reading

REFERENCE:

N/A

FISCAL IMPACT:

Proposed Expenditure/Revenue:	N/A
Account Number(s):	N/A
Fund:	N/A
Account Description:	N/A
Procurement Method:	N/A

STAFF CONTACT:

Justin Scharnhorst
Deputy Director of Public Works
jscharnhorst@burlesontx.com
817-426-9646



Updates to Chapter 82 (Utilities) of the Code of Ordinances

City Council

Purpose, Background, and Outline



Staff requests City Council approval of revisions to five sections of Chapter 82 (Utilities) of the City's Code of Ordinances:

- One is regarding watering restrictions and is required per terms of the wholesale water supply agreement with Fort Worth
- Two are regarding certain industrial waste discharges and are required per terms of the wholesale wastewater service agreement with Fort Worth
- Two are regarding backflow prevention assembly testing and are proposed by staff to enhance efficiency and accuracy of these state-required reports

Watering Restrictions

- Current wholesale water supply agreement with Fort Worth includes requirements for Burleson to enact the same water use restrictions, rationing, and conservation as Fort Worth
- Water use restriction ordinance adopted by Fort Worth November 2025 incorporates new progressive enforcement process for violations to prevent water waste, reduce water system peak demands, and slow the need for costly system expansions
 - Incorporates use of AMI data to assess violations where applicable (visual inspections for residential properties)
 - Assesses a non-compliance administrative fee in lieu of civil penalties on a customer's monthly billing cycle (progressive penalties - 2nd notice of violation = \$25, 3rd = \$50, and 4th = \$75)
 - Provides potential to lock or shut-off irrigation service for repeated violations beyond 4th
 - Establishes requirements for re-establishment of service

The current twice weekly watering schedule remains unchanged

Current Burleson Irrigation Restrictions (Chapter 82-14, Ordinance CSO#130-01-2015)

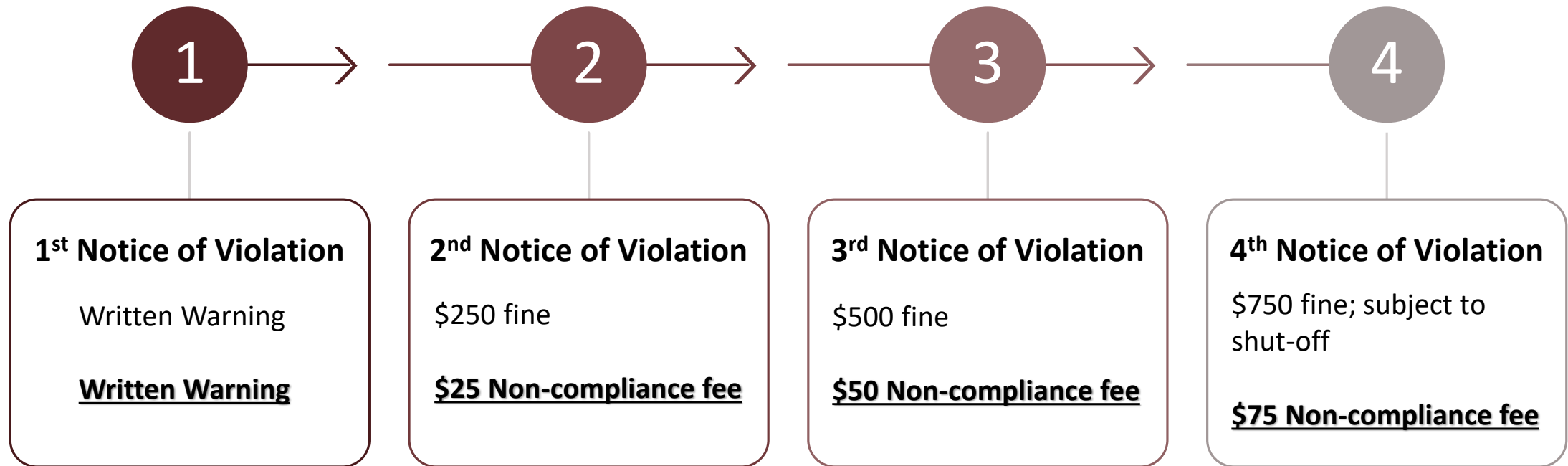
Except for hand watering and use of soaker hoses, irrigation/watering is **not allowed**:

- Between 10am and 6pm on **any** day, 365 days per year
- Any day **other than** the twice per week schedule outlined below:
 - Even-numbered single-family residential addresses – Wednesdays and Saturdays
 - Odd-numbered single-family residential addresses – Thursdays and Sundays
 - All non-residential (non-single-family residential) – Tuesdays and Fridays



Variances may be granted in limited circumstances

Penalties in *Current* and Proposed Burleson Chapter 82-14



Subsequent violations subject to Non-emergency termination of irrigation service; lock out fees, lock out tampering fees (if applicable), and restoration fees

Proposed ordinance replaces citations processed through Municipal Court with non-compliance fees added to water bills

Note: Five violations documented in calendar year 2025 in Burleson - lower dollar amount penalties in the proposed ordinance are anticipated to result in more consistent application and ultimately the desired behavior change

Public Outreach

In collaboration with the city's award-winning Communications team, a campaign to raise awareness of water conservation and irrigation restrictions has been underway over the last couple of months (see examples) and will continue through the summer with emphasis on any ordinance updates adopted



Source: EPA WaterSense



Community Services Committee Feedback

- Staff presented an overview of the proposed ordinance to the committee February 4, 2026
- Committee supported moving the ordinance forward to City Council

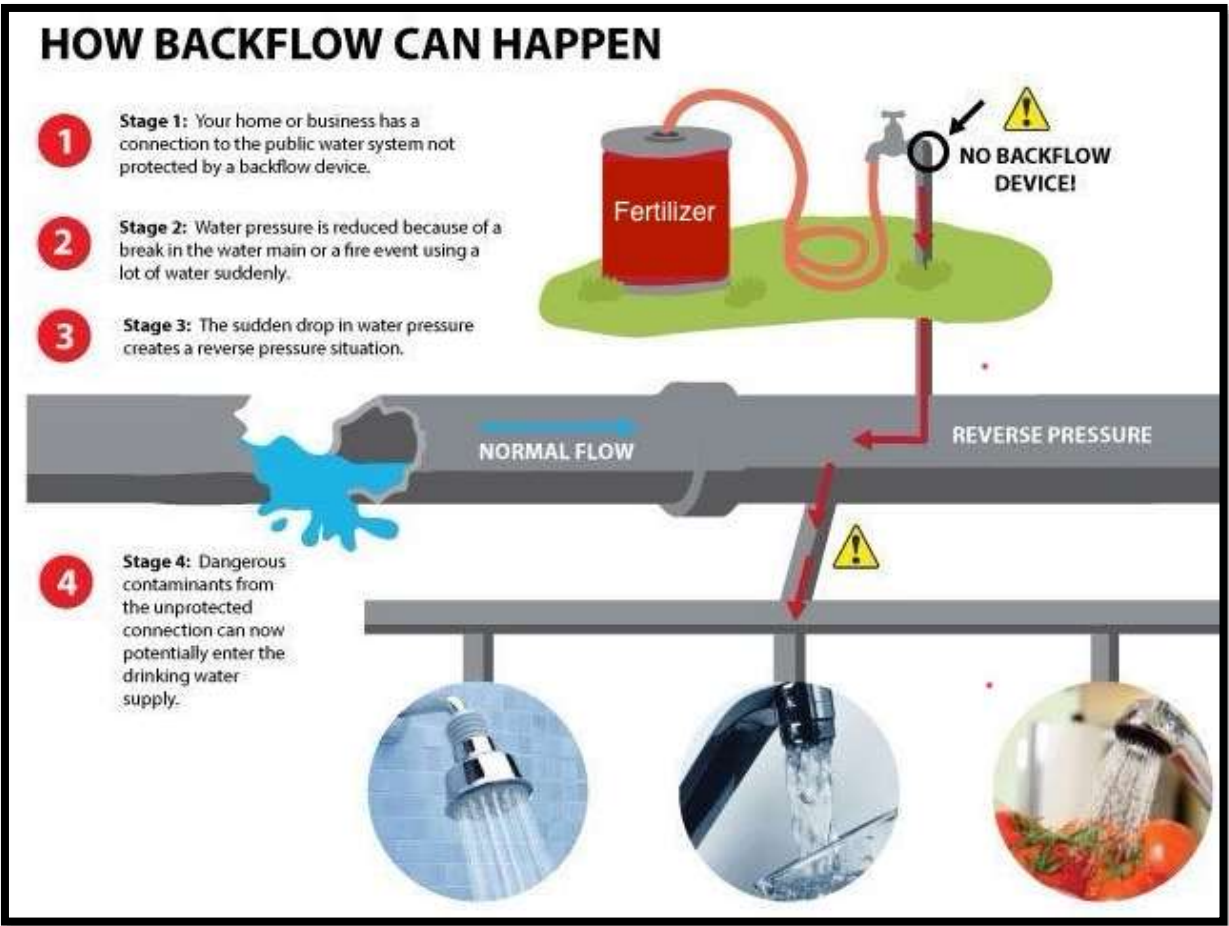
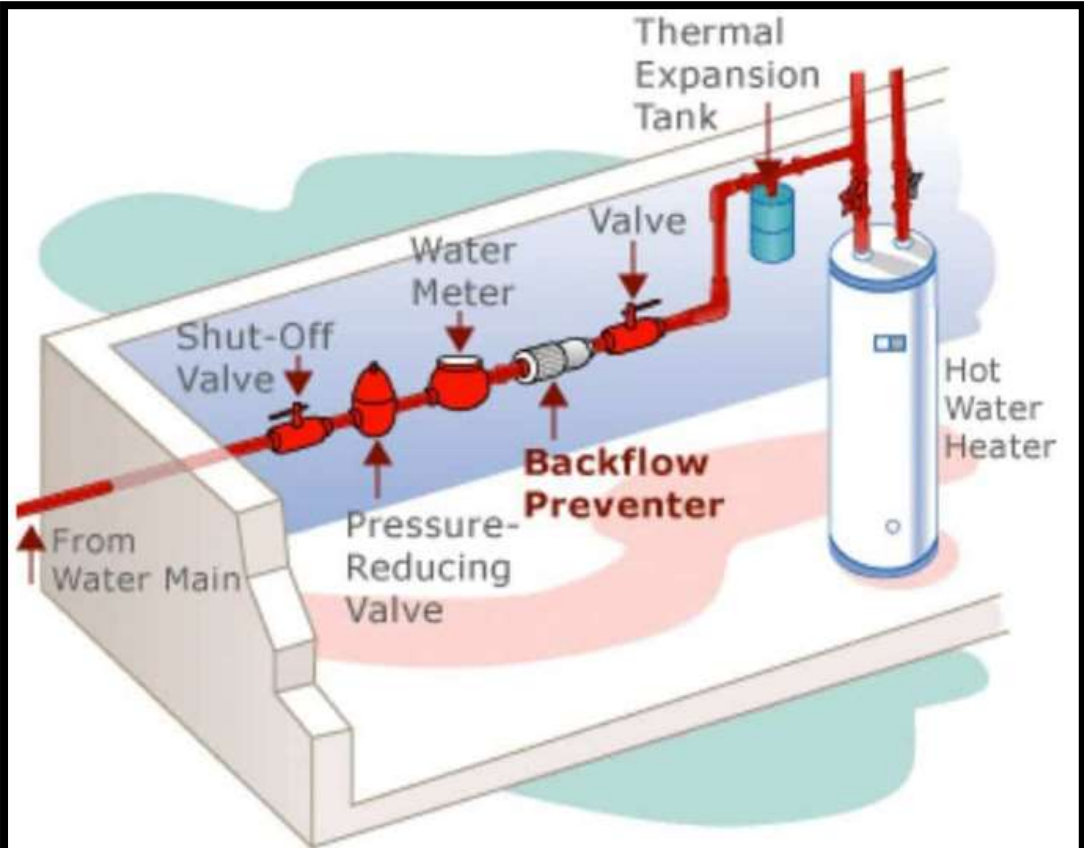


Industrial Waste Discharge

- Current wholesale wastewater service agreement with Fort Worth includes requirements for Burleson participation in Fort Worth's compliance with federal and state permits and to enact ordinances consistent with those in Fort Worth related to wastewater discharge and compliance
- Evolving regulatory requirements have caused Fort Worth to amend an ordinance to position them for compliance and require cooperation of their customers (including wholesale cities like Burleson and the customers of those cities)
- Recent ordinance adopted by Fort Worth:
 - Limits hauling or trucking of highly toxic industrial waste to help ensure that dangerous industrial compounds are removed before leaving the industrial site
 - Adds new definitions for PFAs ("forever chemicals")
 - Prohibits PFAs or PFAs-related substances above baseline concentrations without a plan of correction that incorporates best management practices
- Changes to both Chapters 82-41 and 82-43 are necessary to align Burleson ordinances with the recent Fort Worth changes regarding highly toxic waste and PFAs

Backflow Prevention Assembly Test (BPAT) Reporting

International Plumbing Code (Ch. 6), International Residential Code (Ch. 29), and TCEQ require assemblies as protection for public water system and require annual testing



Backflow: Water flowing opposite its intended direction, either from loss of pressure in supply lines or increase in pressure on customer side - backflow can carry contaminants with it into supply lines

Codes in effect at time of construction/renovation determine assemblies or other devices required

Backflow Prevention Assembly Test (BPAT) Reporting

- Texas Commission on Environmental Quality (TCEQ) and plumbing codes require installation and annual testing of backflow prevention devices to prevent contamination of the public water system
- TCEQ requires the public water system (Public Works) to receive BPAT reports (on paper or electronically including online) and retain them for three years
- Public Works receives hundreds of reports annually, mostly hand-written and through the U.S. mail that must be manually processed into a database
- Property owners hire state-licensed testers to conduct annual tests
- Changes to both Chapters 82-233 and 82-240 are necessary to enable the transition to a more efficient online system of receiving and maintaining the reports
 - 82-233 to require the reports be submitted online
 - 82-240 to require state licensed testers to register for online submittal

5154

THE CITY OF BURLESON
TEXAS

The City of Burleson Backflow Prevention Assembly Test and Maintenance Report

The following form must be completed for each assembly tested. A signed and dated original must be submitted to the public water supplier for recordkeeping *purposes*.

NAME OF PWS:	City of Burleson		
PWS ID#:	1260002		
PWS MAILING ADDRESS:	141 W Renfro St. Burleson, TX 76028		
PWS CONTACT PERSON:	[REDACTED]		
ADDRESS OF SERVICE AND BUSINESS NAME OR IF RESIDENTIAL PLEASE LIST:	[REDACTED]		

The backflow prevention assembly detailed below has been tested and maintained as required by commission regulations and is certified to be operating within acceptable parameters.

TYPE OF BACKFLOW PREVENTION ASSEMBLY (BPA):			
☒ Reduced Pressure Principle (RPBA)	☐ Reduced Pressure Principle-Detector (RPBA-D)	Type II	☐
☒ Double Check Valve (DCVA)	☐ Double Check-Detector (DCVA-D)	Type II	☐
☐ Pressure Vacuum Breaker (PVB)	☐ Spill-Resistant Pressure Vacuum Breaker (SVB)		

Manufacturer:	Main:	Watts	Bypass:		Size:	Main:	1 1/2	Bypass:	
Model Number:	Main:	LP00701	Bypass:		BPA Location:	Left back wall under counter, in kitchen			
Serial Number:	Main:	H00795	Bypass:		BPA Serves:	Serves kitchen nothing			

Reason for test: New ☐ Existing ☒ Replacement ☐ Old Model/Serial # ☐

Is the assembly installed in accordance with manufacturer recommendations and/or local codes? ☒ Yes ☐ No

Is the assembly installed on a non-potable water supply (auxiliary)? ☐ Yes ☒ No

TEST RESULT	Reduced Pressure Principle Assembly (RPBA)			Type II Assembly	PVB & SVB	
	DCVA		Relief Valve	Bypass Check	Air Inlet	Check Valve
PASS ☒ FAIL ☐	1st Check	2nd Check***				
Initial Test Date: 2-9-24 Time: 1:35	Held at 1/2 psid Closed Tight ☒ Leaked ☐	Held at 1/2 psid Closed Tight ☒ Leaked ☐	Opened at 2' psid Did not open ☒	Held at 1/2 psid Closed Tight ☒ Leaked ☐	Opened at 1/2 psid Did not open ☒ (Yes ☐ /No ☒)	Held at 1/2 psid Leaked ☐
Repairs and Materials Used**	Main: Bypass:					
Test After Repair Date: Time:	Held at 1/2 psid Closed Tight ☒	Held at 1/2 psid Closed Tight ☒	Opened at 1/2 psid	Held at 1/2 psid Closed Tight ☒	Opened at 1/2 psid	Held at 1/2 psid

*** 2nd check: numeric reading required for DCVA only

Differential pressure gauge used:	Potable: ☒	Non-Potable: ☐
Make/Model: Apollo 40-200 TK5U	SN: 08122209	Date tested for accuracy: 09-16-24

Remarks:

Company Name:	.01 Accuracy Backflow	Licensed Tester Name (Print/Type):	Michael Machen
Company Address:	Po Box 6832 McKinney, Tx 75071	Licensed Tester Name (Signature):	[Signature]
Company Phone #:	972-699-7156	BPAT License #	BP0018647
		License Expiration Date:	10-17-27

The above is certified to be true at the time of testing.

* TEST RECORDS MUST BE KEPT FOR AT LEAST THREE YEARS [30 TAC §290.46(B)]
** USE ONLY MANUFACTURER'S REPLACEMENT PARTS

Address: 725 SE John Jones Dr. Burleson, TX 76028 Email: backflow@burlesontx.com

Actions Requested

1. Approve an ordinance amending Section 82-14 of the Code of Ordinances modifying drought contingency penalties and enforcement
2. Approve an ordinance amending Section 82-41 of the Code of Ordinances providing definitions for PFAs-related terms
3. Approve an ordinance amending Section 82-43 of the Code of Ordinances limiting hauling or trucking waste with detectable quantities of PFAs and prohibiting PFAs or PFAs-related substances above baseline concentrations without a plan of correction implementing best management practices
4. Approve an ordinance amending Section 82-233 of the Code of Ordinances to require backflow prevention assembly testing reports to be filed online
5. Approve an ordinance amending Section 82-240 of the Code of Ordinances to require backflow prevention assembly testers to be registered to submit test reports online



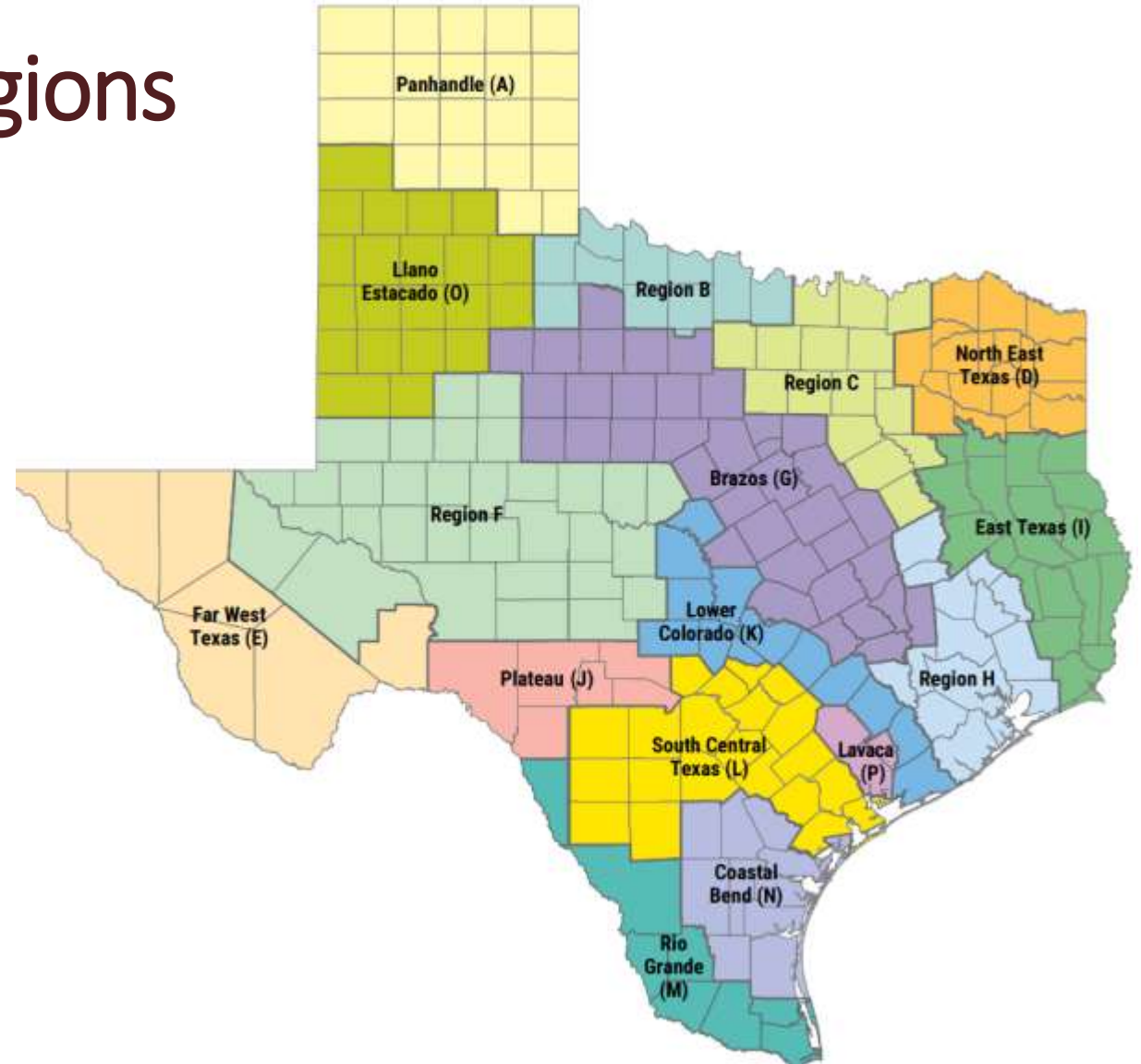
Questions / Discussion

Appendix

State / Regional Water Planning Information

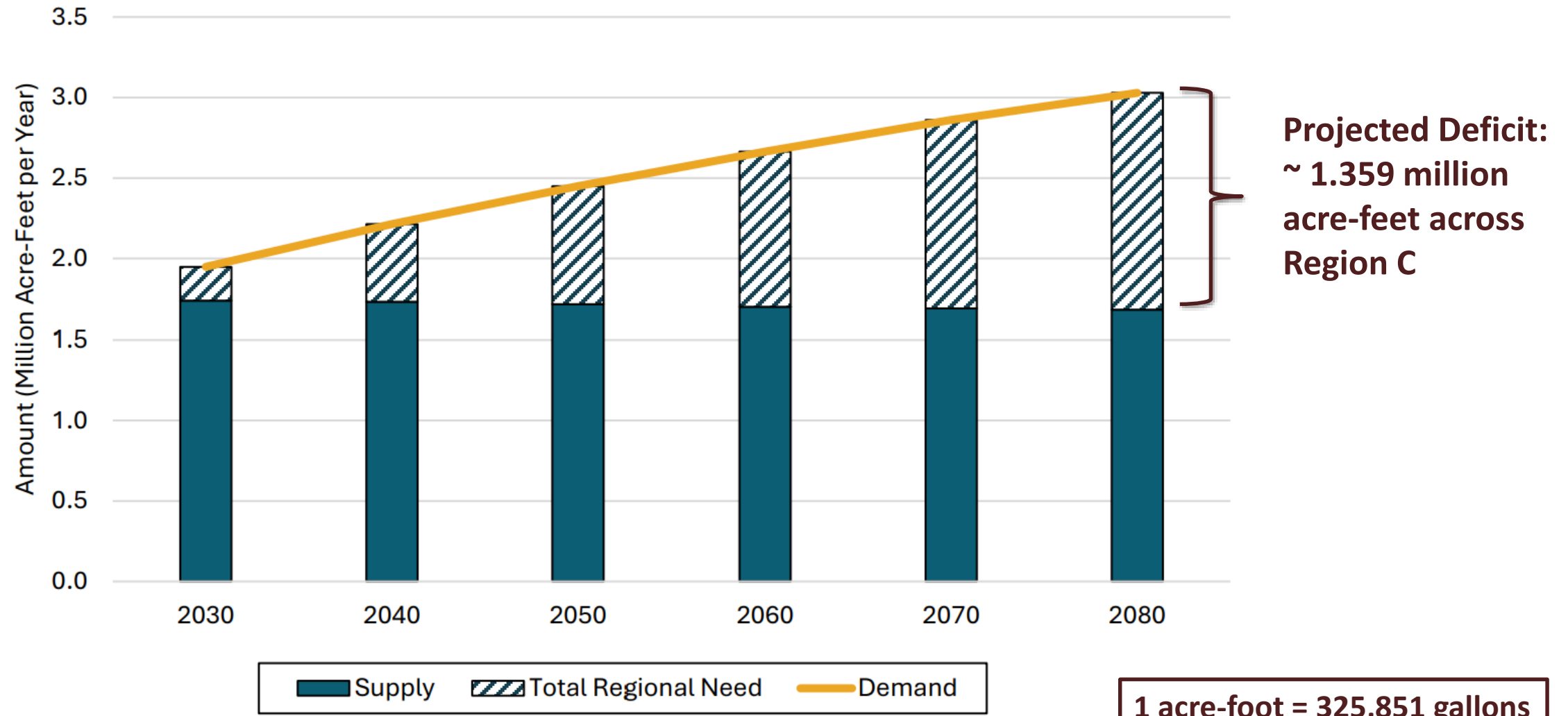
State Water Planning Regions

- Burleson physically lies within both Region C (Tarrant County) and Region G (Johnson County)
- Burleson's wholesale supply comes from City of Fort Worth



Source: Texas Water Development Board

FIGURE 4.1 COMPARISON OF CONNECTED SUPPLY WITH PROJECTED DEMAND BY DECADE



Source: TWDB, 2026 Region C Water Plan

1 acre-foot = 325,851 gallons

TABLE 4.2 PROJECTED SHORTAGE BY USE TYPE FOR REGION C

CATEGORY	VALUES IN ACRE-FEET PER YEAR					
	2030	2040	2050	2060	2070	2080
Municipal	220,512	467,639	709,949	933,232	1,132,540	1,301,192
Irrigation	5,501	5,498	5,498	5,507	5,538	5,584
Livestock	0	0	0	0	0	0
Manufacturing	9,142	19,946	24,070	27,767	31,018	33,740
Mining	123	211	890	2,587	5,105	8,473
Steam Electric Power	1,022	5,591	6,845	8,163	9,196	10,034
TOTAL	236,300	498,885	747,252	977,256	1,183,397	1,359,023

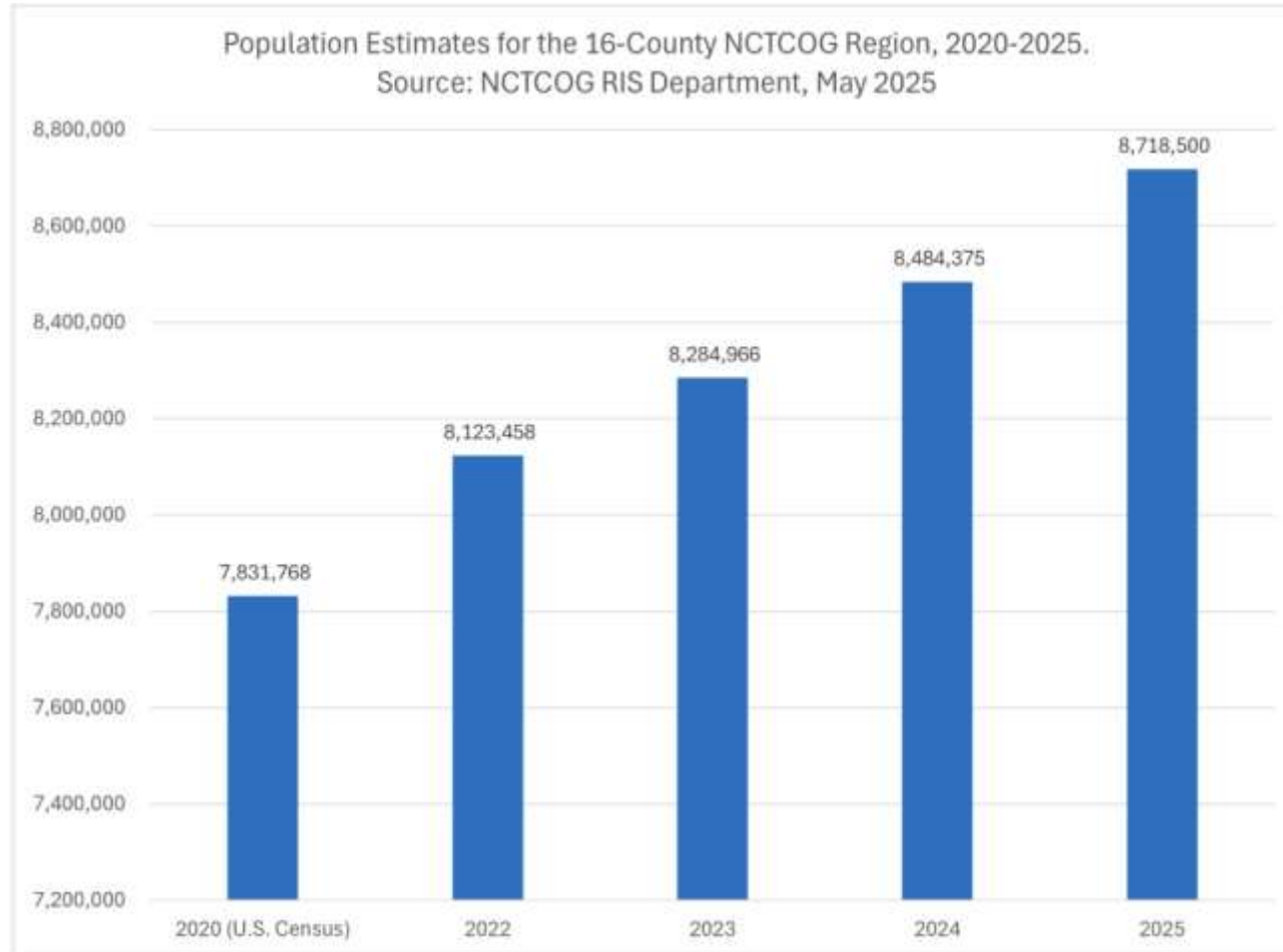
Source: TWDB, 2026 Region C Water Plan

Projected shortage for irrigation alone just in Water Planning Region C is 5,501 acre-feet or approximately 1.8 Billion gallons in 2030

Municipal water demand includes water used by a variety of consumers including single-family residences, multi-family residences, and non-residential establishments (commercial, institutional, and *light* industrial). Residential and non-residential consumers uses include drinking, cooking, sanitation, cooling, and landscape watering.

Additional Drivers

Continued population growth – approximately 200,000 people added to the region each year for the past five years



2026 FIFA World Cup – nine matches to be played in the region (said to be equivalent to hosting 10 Super Bowls) generating additional water demands this summer and making conservation even more important than normal



ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF BURLESON PROVIDING FOR THE AMENDMENT OF ARTICLE V, "CROSS CONNECTION CONTROL POLICY," IN CHAPTER 82, "UTILITIES," OF THE CODE OF ORDINANCES, CITY OF BURLESON, TEXAS, BY AMENDING SECTION 82-233, "TESTING OF ASSEMBLIES," TO REQUIRE BACKFLOW PREVENTION ASSEMBLY TESTING REPORTS TO BE FILED ONLINE; INCORPORATING THE RECITALS; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL PRIOR ORDINANCES NOT IN DIRECT CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR INCORPORATION INTO THE CODE OF ORDINANCES; FINDING COMPLIANCE WITH OPEN MEETINGS ACT; PROVIDING FOR PUBLICATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Burleson, Texas is a home-rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, the City Council has determined that Section 82-233, "Testing of Assemblies", in the Code of Ordinances, City of Burleson, Texas, requires revision to ensure clarity, consistency, and alignment with current regulatory standards; and

WHEREAS, the provisions herein are necessary to promote and protect the health, safety, and welfare of the public by ensuring the City's water supply is safeguarded, by modernizing reporting methods such as online submission of assembly testing results, thereby enhancing efficiency, accuracy, and overall quality of life for the citizens of the City of Burleson.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BURLESON, TEXAS, THAT:

SECTION 1

Section 82-233, "Testing of Assemblies," in Article V, "Cross Connection Control Policy," in Chapter 82, "Utilities," of the Code of Ordinances, City of Burleson, Texas, is hereby amended to amend subsection (f) to read as follows:

"(f) All results from assembly testing by a certified backflow prevention assembly tester shall be entered directly by the tester into the City's designated online assembly testing results system."

SECTION 2

The findings set forth above in the recitals of this Ordinance are incorporated into the body of this Ordinance as if fully set forth herein.

SECTION 3

This ordinance shall be cumulative of all provisions of ordinances of the City of Burleson, Texas, except where the provisions of this ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting provisions of such ordinances are hereby repealed. To the extent that the provisions of the City of Burleson's various development ordinances conflict with this ordinance, the terms of this ordinance shall control.

SECTION 4

That the terms and provisions of this ordinance shall be deemed to be severable and that if any section, subsection, sentence, clause, or phrase of this ordinance shall be declared to be invalid or unconstitutional, the same shall not affect the validity of any other section, subsection, sentence, clause, or phrase of this ordinance and the remainder of such ordinance shall continue in full force and effect the same as if such invalid or unconstitutional provision had never been a part hereof.

SECTION 5

Any complaint, notice, notice of violation, action, cause of action, hearing request, appeal, or claim which prior to the effective date of this Ordinance that has been initiated or arisen under or pursuant to any other ordinance(s) shall continue to be governed by the provision of that ordinance or ordinances, and for that purpose that ordinance or ordinances shall be deemed to remain and shall continue in full force and effect.

SECTION 6

That it is the intention of the City Council and is hereby ordained that the provisions of this ordinance shall become a part of the Code of Ordinances, City of Burleson, Texas, and that the sections of this ordinance may be renumbered or relettered to accomplish such intention.

SECTION 7

That it is hereby officially found and determined that the meeting at which this ordinance is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

SECTION 8

Pursuant to Section 36 of the Charter of the City of Burleson, that this ordinance shall take effect forty-five (45) days after its passage and publication, and that the City Secretary is hereby directed to give notice of the passage of this ordinance by causing the caption or title and the penalty clause of this ordinance to be published once in a newspaper of general circulation in the city and on the city's website.

PASSED AND APPROVED:

First Reading: the _____ day of _____, 20_____.

Final Reading: the _____ day of _____, 20_____.

Chris Fletcher, Mayor
City of Burleson, Texas

ATTEST:

Amanda Campos, City Secretary

APPROVED AS TO FORM & LEGALITY:

E. Allen Taylor, Jr., City Attorney

§ 82-233. Testing of assemblies. (Ord. No. B-641, § 1(7-102), 2-10-2000)

- (a) The property owner or his lessee shall have the backflow prevention assembly tested by a state certified backflow prevention assembly tester who is approved by the director:
 - (1) Immediately after installation;
 - (2) Immediately after the assembly is moved;
 - (3) A minimum of once a year for all high health hazard connections;
 - (4) Every six months for any premises that has a reduced pressure principle backflow prevention assembly as point-of-use protection without high-hazard premises isolation protection;
 - (5) Every six months for any premises that has a reduced pressure principle backflow prevention assembly as premises isolation without high-hazard point-of-use protection;
 - (6) Prior to re-occupancy of premises that have been vacated and unoccupied for one year; and
 - (7) Immediately after repair.
- (b) The director may deem it necessary to test assemblies more frequently than prescribed in subsection (a) of this section.
- (c) The tester shall perform all assembly testing in accordance with city-approved test procedures.
- (d) A water use survey may be conducted at any establishment located in the city which is served by a public water supply or which provides water to the public. Upon determination that the establishment falls under the provisions of this article and requires a backflow prevention assembly, a notice to abate the condition or to install the proper backflow prevention assembly shall be issued.
- (e) The city shall not be liable for damage to an assembly that occurs during testing when damage results from metal fatigue or deteriorated metal or when damage occurs under standard testing procedures.
- (f) All results from assembly testing by a certified backflow prevention assembly tester shall be ~~placed on a form that is purchased by the tester from the city at an established fee~~ entered directly by the tester into the City's designated online assembly testing results system.

City Council Regular Meeting

DEPARTMENT: Public Works

FROM: Justin Scharnhorst, Deputy Director of Public Works

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on an ordinance amending Section 82-240 “Backflow Prevention Assembly Testers” of Article V “Cross Connection Control Policy” of Chapter 82 “Utilities” of the Code of Ordinances to require backflow prevention assembly testers to be registered to submit test reports online. (Final Reading) *(Staff Contact: Justin Scharnhorst, Deputy Director of Public Works)*

STRATEGIC PRIORITY AND GOAL:

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.5 Develop and maintain facilities and utility services

SUMMARY:

Texas Commission on Environmental Quality (TCEQ) regulations require that cities receive and maintain annual inspection reports on backflow prevention assemblies for a period of three years (30 TAC §290.46). Regulations also require that 3rd party testers be certified by the state to conduct the tests and that they submit the test reports to the public water system. State regulations require public water systems to implement measures to prevent cross-connections and backflow incidents. Affected property owners are required by state regulations to hire their own state-certified tester. State certification requires completion training and passing an exam. In Burleson, these requirements result in hundreds of mostly handwritten test reports being delivered via U.S. mail to the Public Works Department each year. Reports received with limited legibility due to mud stains, coffee stains, etc. increase staff administrative burden when entering the reports into an existing database and are likely to result in data errors.

These manual processes require significant administrative workload and present compliance challenges. The Texas Commission on Environmental Quality (TCEQ) allows electronic/online filing of these reports provided a state-approved test report format is used.

Staff is preparing to transition to a paperless process to:

- Reduce administrative workload by automating report submissions
- Enhance compliance through real-time tracking of test results supporting timely action on non-compliance items noted on the test reports
- Minimize manual data entry and errors
- Increase consistent testing and maintenance of backflow prevention assemblies to safeguard water quality

This modernization effort aligns with the City's commitment to protecting public health while improving operational efficiency and regulatory compliance. Two ordinance amendments are necessary to transition to online reporting.

Outreach to testers is planned between ordinance adoption and the effective date approximately 45 days later.

RECOMMENDATION:

Approve an ordinance amending Section 82-240 of the Code of Ordinances to require backflow prevention assembly testers to be registered to submit test reports online.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

July 20, 2026 City Council – First Reading

REFERENCE:

N/A

FISCAL IMPACT:

Proposed Expenditure/Revenue:	N/A
Account Number(s):	N/A
Fund:	N/A
Account Description:	N/A
Procurement Method:	N/A

STAFF CONTACT:

Justin Scharnhorst
Deputy Director of Public Works
jscharnhorst@burlesontx.com
817-426-9646



Updates to Chapter 82 (Utilities) of the Code of Ordinances

City Council

Purpose, Background, and Outline



Staff requests City Council approval of revisions to five sections of Chapter 82 (Utilities) of the City's Code of Ordinances:

- One is regarding watering restrictions and is required per terms of the wholesale water supply agreement with Fort Worth
- Two are regarding certain industrial waste discharges and are required per terms of the wholesale wastewater service agreement with Fort Worth
- Two are regarding backflow prevention assembly testing and are proposed by staff to enhance efficiency and accuracy of these state-required reports

Watering Restrictions

- Current wholesale water supply agreement with Fort Worth includes requirements for Burleson to enact the same water use restrictions, rationing, and conservation as Fort Worth
- Water use restriction ordinance adopted by Fort Worth November 2025 incorporates new progressive enforcement process for violations to prevent water waste, reduce water system peak demands, and slow the need for costly system expansions
 - Incorporates use of AMI data to assess violations where applicable (visual inspections for residential properties)
 - Assesses a non-compliance administrative fee in lieu of civil penalties on a customer's monthly billing cycle (progressive penalties - 2nd notice of violation = \$25, 3rd = \$50, and 4th = \$75)
 - Provides potential to lock or shut-off irrigation service for repeated violations beyond 4th
 - Establishes requirements for re-establishment of service

The current twice weekly watering schedule remains unchanged

Current Burleson Irrigation Restrictions (Chapter 82-14, Ordinance CSO#130-01-2015)

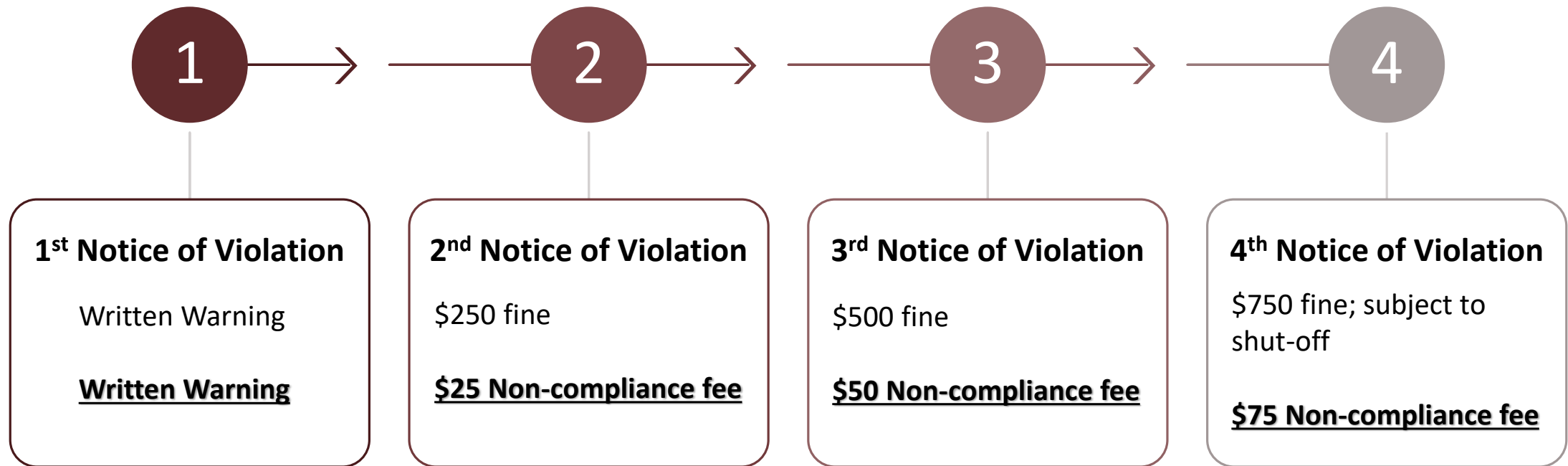
Except for hand watering and use of soaker hoses, irrigation/watering is **not allowed**:

- Between 10am and 6pm on **any** day, 365 days per year
- Any day **other than** the twice per week schedule outlined below:
 - Even-numbered single-family residential addresses – Wednesdays and Saturdays
 - Odd-numbered single-family residential addresses – Thursdays and Sundays
 - All non-residential (non-single-family residential) – Tuesdays and Fridays



Variances may be granted in limited circumstances

Penalties in *Current* and Proposed Burleson Chapter 82-14



Subsequent violations subject to Non-emergency termination of irrigation service; lock out fees, lock out tampering fees (if applicable), and restoration fees

Proposed ordinance replaces citations processed through Municipal Court with non-compliance fees added to water bills

Note: Five violations documented in calendar year 2025 in Burleson - lower dollar amount penalties in the proposed ordinance are anticipated to result in more consistent application and ultimately the desired behavior change

Public Outreach

In collaboration with the city's award-winning Communications team, a campaign to raise awareness of water conservation and irrigation restrictions has been underway over the last couple of months (see examples) and will continue through the summer with emphasis on any ordinance updates adopted



Source: EPA WaterSense



Community Services Committee Feedback

- Staff presented an overview of the proposed ordinance to the committee February 4, 2026
- Committee supported moving the ordinance forward to City Council

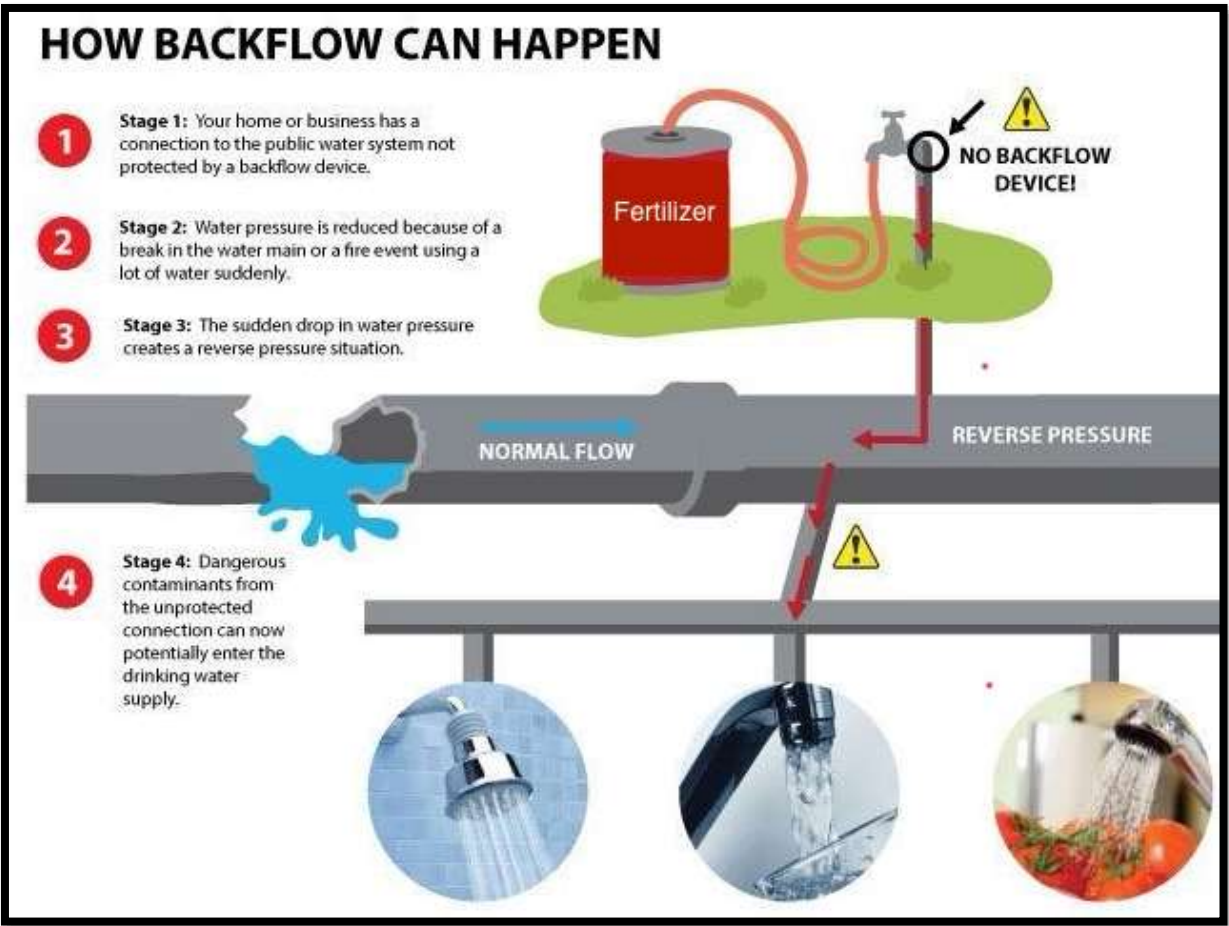
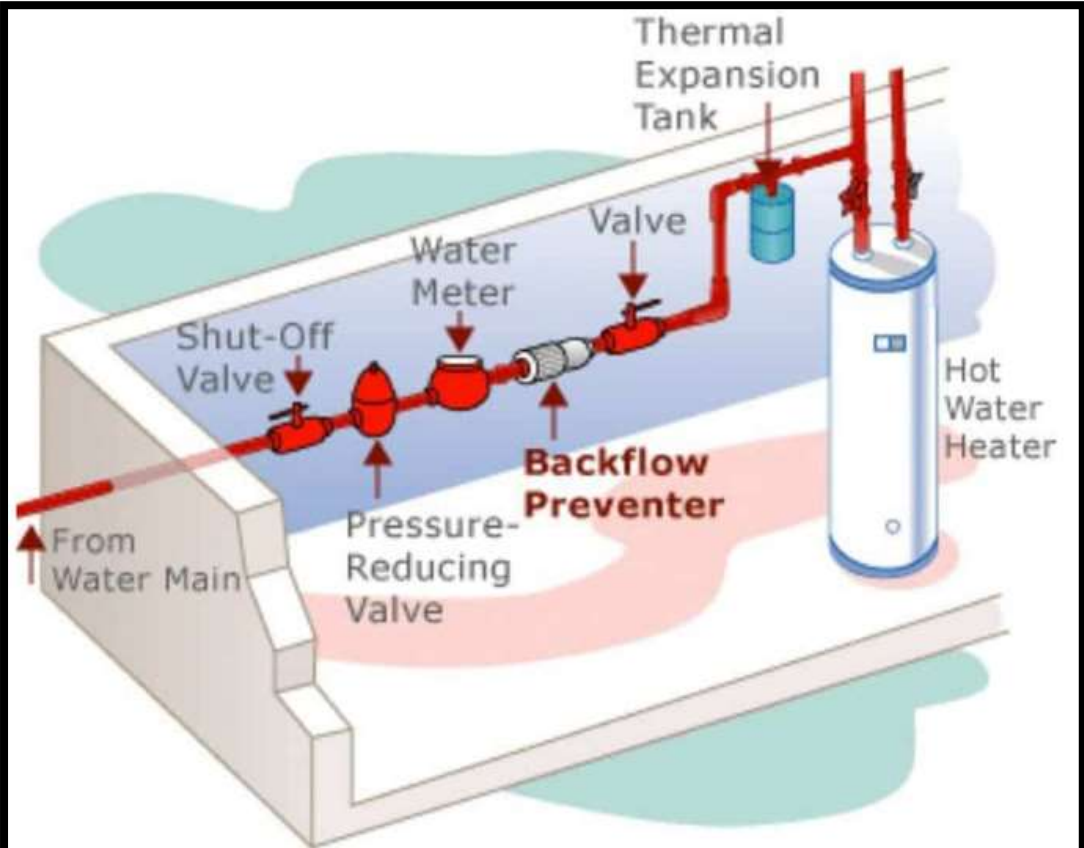


Industrial Waste Discharge

- Current wholesale wastewater service agreement with Fort Worth includes requirements for Burleson participation in Fort Worth's compliance with federal and state permits and to enact ordinances consistent with those in Fort Worth related to wastewater discharge and compliance
- Evolving regulatory requirements have caused Fort Worth to amend an ordinance to position them for compliance and require cooperation of their customers (including wholesale cities like Burleson and the customers of those cities)
- Recent ordinance adopted by Fort Worth:
 - Limits hauling or trucking of highly toxic industrial waste to help ensure that dangerous industrial compounds are removed before leaving the industrial site
 - Adds new definitions for PFAs ("forever chemicals")
 - Prohibits PFAs or PFAs-related substances above baseline concentrations without a plan of correction that incorporates best management practices
- Changes to both Chapters 82-41 and 82-43 are necessary to align Burleson ordinances with the recent Fort Worth changes regarding highly toxic waste and PFAs

Backflow Prevention Assembly Test (BPAT) Reporting

International Plumbing Code (Ch. 6), International Residential Code (Ch. 29), and TCEQ require assemblies as protection for public water system and require annual testing



Backflow: Water flowing opposite its intended direction, either from loss of pressure in supply lines or increase in pressure on customer side - backflow can carry contaminants with it into supply lines

Codes in effect at time of construction/renovation determine assemblies or other devices required

Backflow Prevention Assembly Test (BPAT) Reporting

- Texas Commission on Environmental Quality (TCEQ) and plumbing codes require installation and annual testing of backflow prevention devices to prevent contamination of the public water system
- TCEQ requires the public water system (Public Works) to receive BPAT reports (on paper or electronically including online) and retain them for three years
- Public Works receives hundreds of reports annually, mostly hand-written and through the U.S. mail that must be manually processed into a database
- Property owners hire state-licensed testers to conduct annual tests
- Changes to both Chapters 82-233 and 82-240 are necessary to enable the transition to a more efficient online system of receiving and maintaining the reports
 - 82-233 to require the reports be submitted online
 - 82-240 to require state licensed testers to register for online submittal

5154

THE CITY OF BURLESON
TEXAS

The City of Burleson Backflow Prevention Assembly Test and Maintenance Report

The following form must be completed for each assembly tested. A signed and dated original must be submitted to the public water supplier for recordkeeping *purposes*.

NAME OF PWS:	City of Burleson		
PWS ID#:	1260002		
PWS MAILING ADDRESS:	141 W Renfro St. Burleson, TX 76028		
PWS CONTACT PERSON:	[REDACTED]		
ADDRESS OF SERVICE AND BUSINESS NAME OR IF RESIDENTIAL PLEASE LIST:	[REDACTED]		

The backflow prevention assembly detailed below has been tested and maintained as required by commission regulations and is certified to be operating within acceptable parameters.

TYPE OF BACKFLOW PREVENTION ASSEMBLY (BPA):			
☒ Reduced Pressure Principle (RPBA)	☐ Reduced Pressure Principle-Detector (RPBA-D)	Type II	☐
☒ Double Check Valve (DCVA)	☐ Double Check-Detector (DCVA-D)	Type II	☐
☐ Pressure Vacuum Breaker (PVB)	☐ Spill-Resistant Pressure Vacuum Breaker (SVB)		

Manufacturer:	Main:	Watts	Bypass:		Size:	Main:	1 1/2	Bypass:	
Model Number:	Main:	LP00701	Bypass:		BPA Location:	Left back wall under counter, in kitchen			
Serial Number:	Main:	H00795	Bypass:		BPA Serves:	SPRINKLER SYSTEM NOTHING			

Reason for test: New ☐ Existing ☒ Replacement ☐ Old Model/Serial # ☐

Is the assembly installed in accordance with manufacturer recommendations and/or local codes? ☒ Yes ☐ No

Is the assembly installed on a non-potable water supply (auxiliary)? ☐ Yes ☒ No

TEST RESULT	Reduced Pressure Principle Assembly (RPBA)			Type II Assembly	PVB & SVB	
	DCVA		Relief Valve	Bypass Check	Air Inlet	Check Valve
PASS ☒						
FAIL ☐						
Initial Test	Held at <u>1.5</u> psid	Held at <u>0.4</u> psid	Opened at <u>2.1</u> psid	Held at <u> </u> psid	Opened at <u> </u> psid	Held at <u> </u> psid
Date: <u>2-9-24</u>	Closed Tight ☒	Closed Tight ☒	Did not open ☐	Closed Tight ☐	Did not open ☐	Leaked ☐
Time: <u>1:35</u>	Leaked ☐	Leaked ☐	Did it fully open (Yes ☐ /No ☐)			
Repairs and Materials Used**	Main: <u> </u> Bypass: <u> </u>					
Test After Repair	Held at <u> </u> psid	Held at <u> </u> psid	Opened at <u> </u> psid	Held at <u> </u> psid	Opened at <u> </u> psid	Held at <u> </u> psid
Date: <u> </u>	Closed Tight ☐	Closed Tight ☐		Closed Tight ☐		
Time: <u> </u>						

*** 2nd check: numeric reading required for DCVA only

Differential pressure gauge used:	Potable: ☒	Non-Potable: ☐
Make/Model: <u>Apollo 40-200 TK5U</u>	SN: <u>08122209</u>	Date tested for accuracy: <u>09-16-24</u>

Remarks:

Company Name:	.01 Accuracy Backflow	Licensed Tester Name (Print/Type):	Michael Machen
Company Address:	Po Box 6832 McKinney, Tx 75071	Licensed Tester Name (Signature):	<u>[Signature]</u>
Company Phone #:	972-699-7156	BPAT License #	BP0018647
		License Expiration Date:	10-17-27

The above is certified to be true at the time of testing.

* TEST RECORDS MUST BE KEPT FOR AT LEAST THREE YEARS [30 TAC §290.46(B)]
** USE ONLY MANUFACTURER'S REPLACEMENT PARTS

Address: 725 SE John Jones Dr. Burleson, TX 76028 Email: backflow@burlesontx.com

Actions Requested

1. Approve an ordinance amending Section 82-14 of the Code of Ordinances modifying drought contingency penalties and enforcement
2. Approve an ordinance amending Section 82-41 of the Code of Ordinances providing definitions for PFAs-related terms
3. Approve an ordinance amending Section 82-43 of the Code of Ordinances limiting hauling or trucking waste with detectable quantities of PFAs and prohibiting PFAs or PFAs-related substances above baseline concentrations without a plan of correction implementing best management practices
4. Approve an ordinance amending Section 82-233 of the Code of Ordinances to require backflow prevention assembly testing reports to be filed online
5. Approve an ordinance amending Section 82-240 of the Code of Ordinances to require backflow prevention assembly testers to be registered to submit test reports online



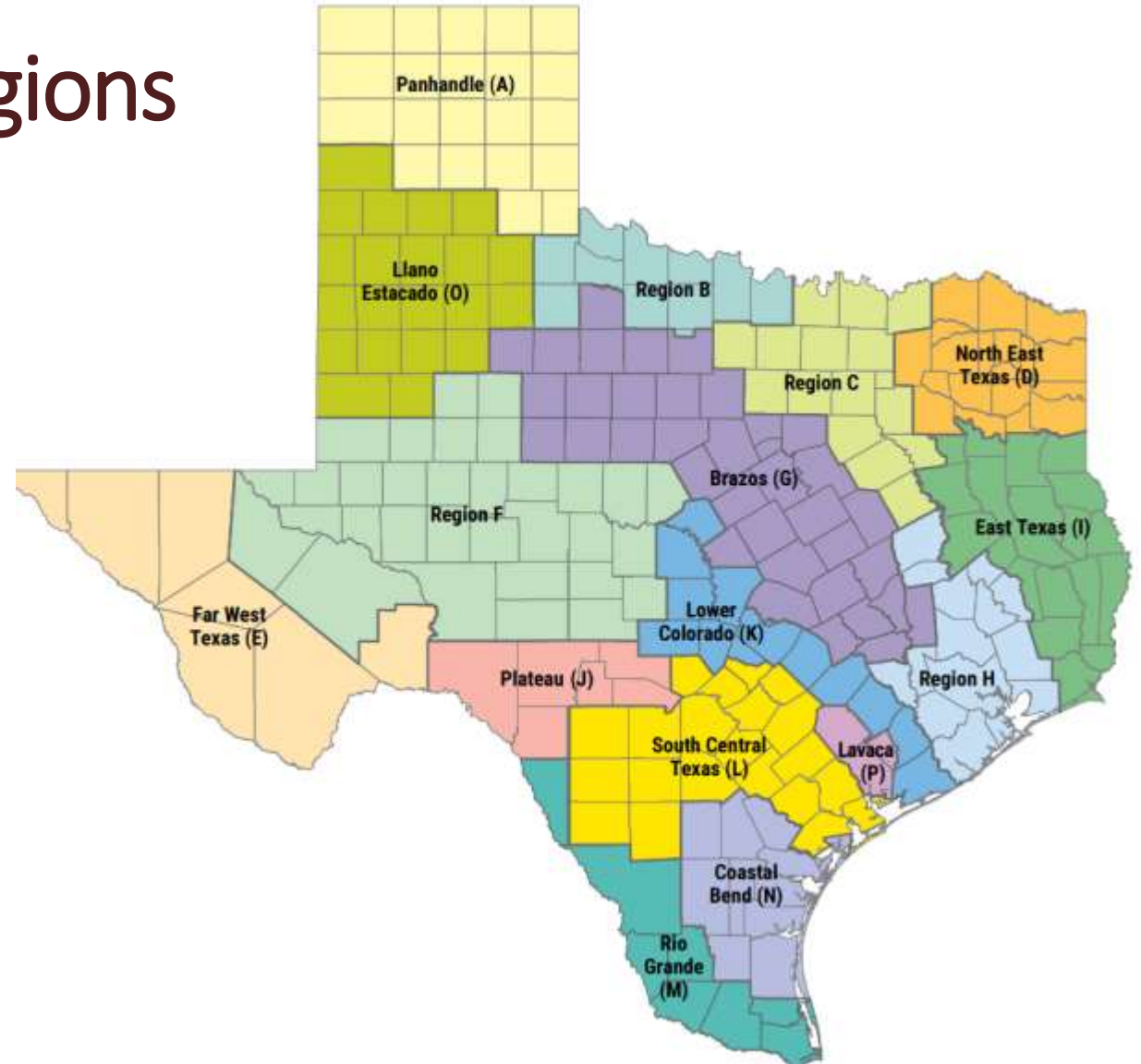
Questions / Discussion

Appendix

State / Regional Water Planning Information

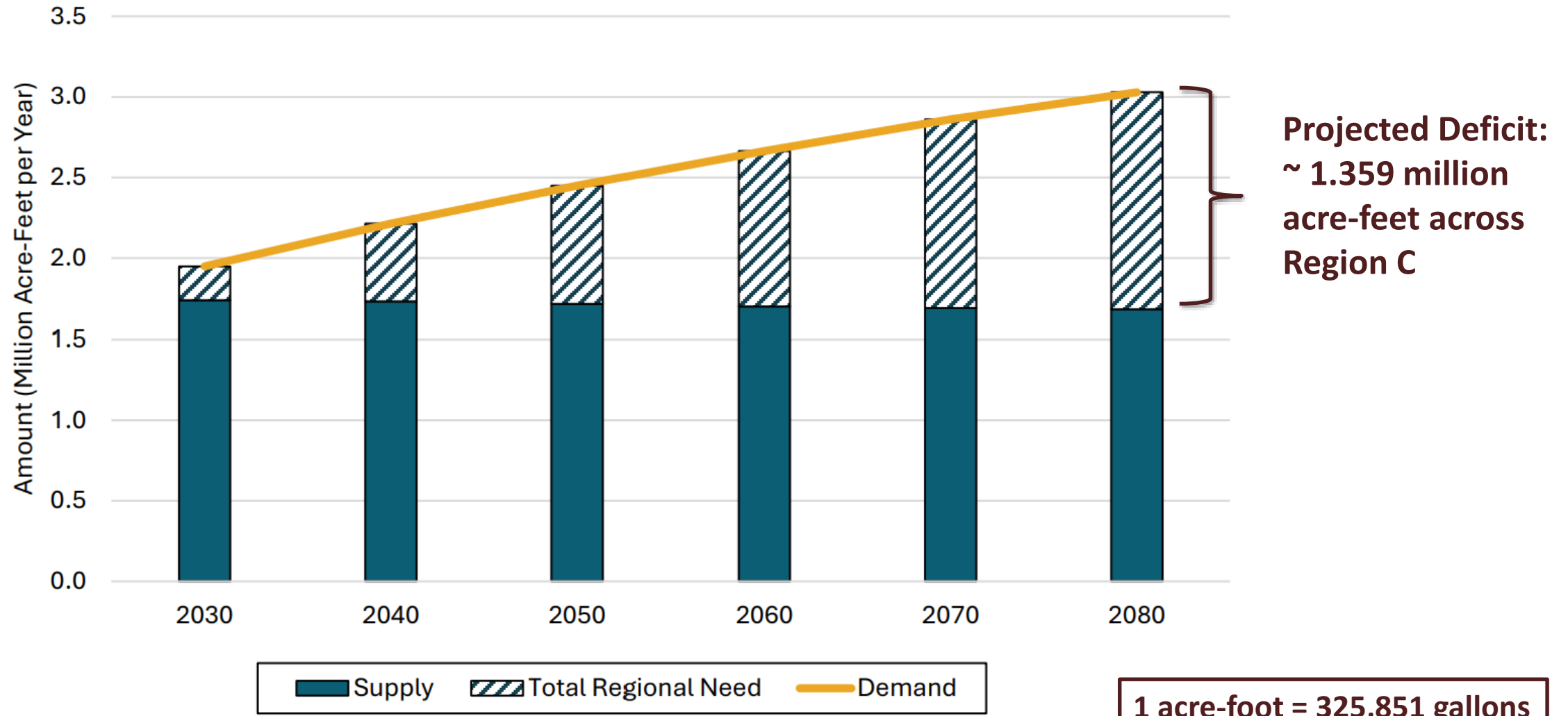
State Water Planning Regions

- Burleson physically lies within both Region C (Tarrant County) and Region G (Johnson County)
- Burleson's wholesale supply comes from City of Fort Worth



Source: Texas Water Development Board

FIGURE 4.1 COMPARISON OF CONNECTED SUPPLY WITH PROJECTED DEMAND BY DECADE



Source: TWDB, 2026 Region C Water Plan

1 acre-foot = 325,851 gallons

TABLE 4.2 PROJECTED SHORTAGE BY USE TYPE FOR REGION C

CATEGORY	VALUES IN ACRE-FEET PER YEAR					
	2030	2040	2050	2060	2070	2080
Municipal	220,512	467,639	709,949	933,232	1,132,540	1,301,192
Irrigation	5,501	5,498	5,498	5,507	5,538	5,584
Livestock	0	0	0	0	0	0
Manufacturing	9,142	19,946	24,070	27,767	31,018	33,740
Mining	123	211	890	2,587	5,105	8,473
Steam Electric Power	1,022	5,591	6,845	8,163	9,196	10,034
TOTAL	236,300	498,885	747,252	977,256	1,183,397	1,359,023

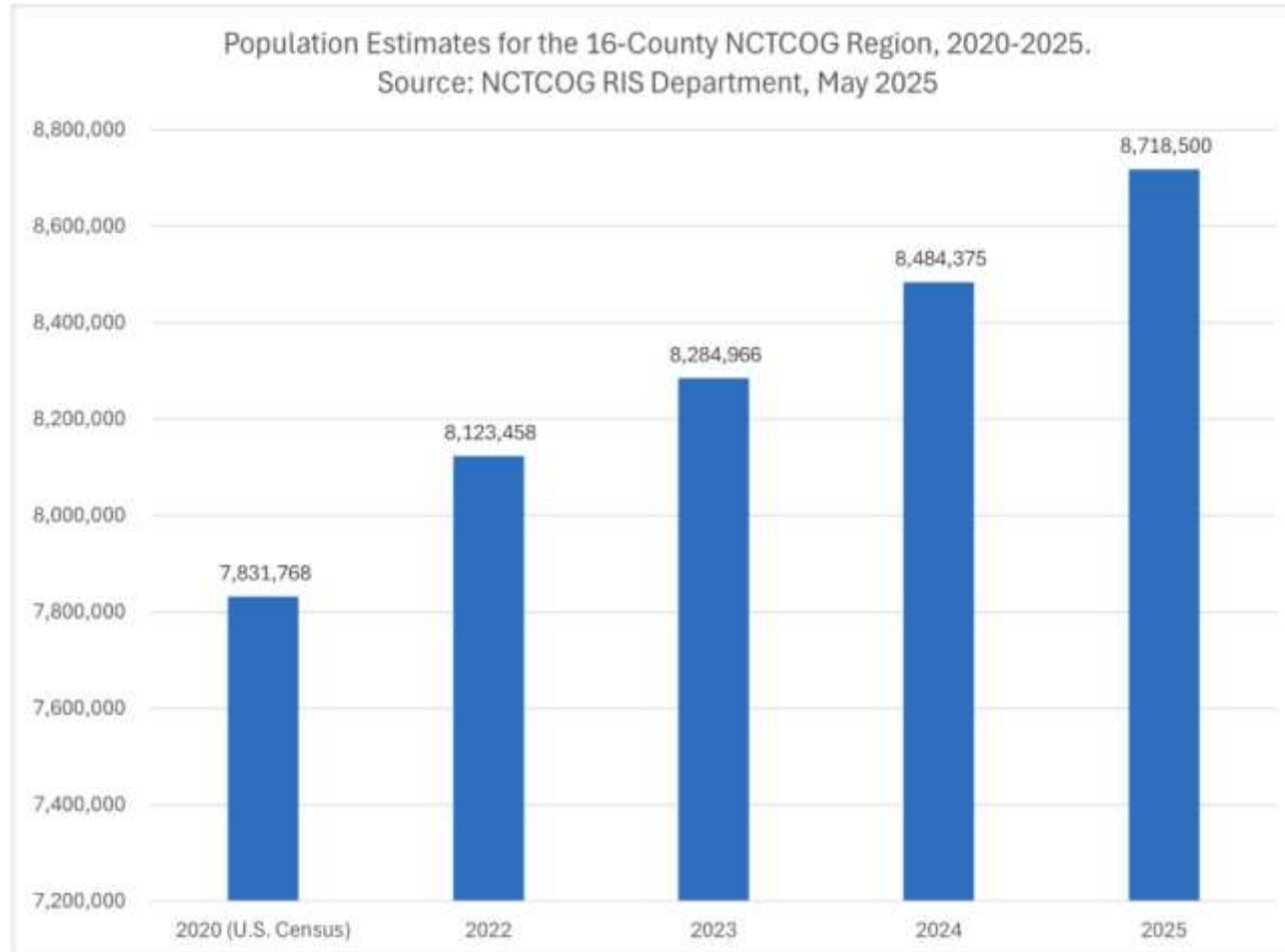
Source: TWDB, 2026 Region C Water Plan

Projected shortage for irrigation alone just in Water Planning Region C is 5,501 acre-feet or approximately 1.8 Billion gallons in 2030

Municipal water demand includes water used by a variety of consumers including single-family residences, multi-family residences, and non-residential establishments (commercial, institutional, and *light* industrial). Residential and non-residential consumers uses include drinking, cooking, sanitation, cooling, and landscape watering.

Additional Drivers

Continued population growth – approximately 200,000 people added to the region each year for the past five years



2026 FIFA World Cup – nine matches to be played in the region (said to be equivalent to hosting 10 Super Bowls) generating additional water demands this summer and making conservation even more important than normal



ORDINANCE No. _____

AN ORDINANCE OF THE CITY OF BURLESON PROVIDING FOR THE AMENDMENT OF ARTICLE V, "CROSS CONNECTION CONTROL POLICY," IN CHAPTER 82, "UTILITIES," IN THE CODE OF ORDINANCES, CITY OF BURLESON, TEXAS, BY AMENIDNG SECTION 82-240, "BACKFLOW PREVENTION ASSEMBLY TESTERS," TO REQUIRE THAT ALL TESTERS BE REGISTERED TO SUBMIT TESTING REPORTS ONLINE; INCORPORATING THE RECITALS; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL PRIOR ORDINANCES NOT IN DIRECT CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR INCORPORATION INTO THE CODE OF ORDINANCES; FINDING COMPLIANCE WITH OPEN MEETINGS ACT; PROVIDING FOR PUBLICATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Burleson, Texas is a home-rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, the City Council has determined that Section 82-240, "Backflow Prevention Assembly Testers," of the Code of Ordinances, City of Burleson, Texas, requires revision to ensure clarity, consistency, and alignment with current regulatory standards; and

WHEREAS, the provisions herein are necessary to promote and protect the health, safety, and welfare of the public by ensuring the City's water supply is safeguarded, including by requiring testers to register to submit assembly testing results online, thereby enhancing accountability, accuracy, and overall quality of life for the citizens of the City of Burleson.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BURLESON, TEXAS, THAT:

SECTION 1

Section 82-240(c), "Backflow Prevention Assembly Testers," in Article V, "Cross Connection Control Policy," in Chapter 82, "Utilities," of the Code of Ordinances, City of Burleson, Texas, is hereby by amended to add subsection (8) to read as follows:

"(8) Has registered with the City's designated online assembly testing results system."

SECTION 2

The findings set forth above in the recitals of this Ordinance are incorporated into the body of this Ordinance as if fully set forth herein.

SECTION 3

This ordinance shall be cumulative of all provisions of ordinances of the City of Burleson, Texas, except where the provisions of this ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting provisions of such ordinances are hereby repealed. To the extent that the provisions of the City of Burleson's various development ordinances conflict with this ordinance, the terms of this ordinance shall control.

SECTION 4

That the terms and provisions of this ordinance shall be deemed to be severable and that if any section, subsection, sentence, clause, or phrase of this ordinance shall be declared to be invalid or unconstitutional, the same shall not affect the validity of any other section, subsection, sentence, clause, or phrase of this ordinance and the remainder of such ordinance shall continue in full force and effect the same as if such invalid or unconstitutional provision had never been a part hereof.

SECTION 5

Any complaint, notice, notice of violation, action, cause of action, hearing request, appeal, or claim which prior to the effective date of this Ordinance that has been initiated or arisen under or pursuant to any other ordinance(s) shall continue to be governed by the provision of that ordinance or ordinances, and for that purpose that ordinance or ordinances shall be deemed to remain and shall continue in full force and effect.

SECTION 6

That it is the intention of the City Council and is hereby ordained that the provisions of this ordinance shall become a part of the Code of Ordinances of the City of Burleson, and that the sections of this ordinance may be renumbered or relettered to accomplish such intention.

SECTION 7

That it is hereby officially found and determined that the meeting at which this ordinance is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

SECTION 8

Pursuant to Section 36 of the Charter of the City of Burleson, that this ordinance shall take effect forty-five (45) days after its passage and publication, and that the City Secretary is hereby directed to give notice of the passage of this ordinance by causing the caption or title and the penalty clause of this ordinance to be published once in a newspaper of general circulation in the city and on the city's website.

PASSED AND APPROVED:

First Reading: the _____ day of _____, 20_____.

Final Reading: the _____ day of _____, 20_____.

Chris Fletcher, Mayor
City of Burleson, Texas

ATTEST:

Amanda Campos, City Secretary

APPROVED AS TO FORM & LEGALITY:

E. Allen Taylor, Jr., City Attorney

§ 82-240. Backflow prevention assembly testers. (Ord. No. B-641, § 1(7-109), 2-10-2000)

- (a) All testers operating within the city shall be certified in accordance with all applicable regulations of this state and this article. No person shall operate as a tester within the city without being certified.
- (b) At the time of certification or recertification, and at any time the director requests, each person certified as a tester shall furnish evidence to show that the person is insured and bonded to perform services on private property, has all current licenses required by the state and the city to perform the contemplated services, and is registered with the city.
- (c) Each tester who applies for registration shall meet the following requirements:
 - (1) Has a high school diploma, or equivalent;
 - (2) Has attended a backflow assembly tester certification training course and/or holds a current certification accepted by the commission, has attended a refresher course, and meets all other requirements of the state and this article;
 - (3) Has successfully passed a written and a hands-on proficiency examination that meets state requirements;
 - (4) Has successfully completed "Permit Confined Space Entry Training" as specified by the Federal Occupational Safety and Health Agency at 29 CFR 1910.146;
 - (5) Maintains general commercial liability insurance and automobile liability insurance with the following minimum limits: \$250,000.00 per person, \$500,000.00 per accident for bodily injury and \$100,000.00 per accident for property damage, or \$500,000.00 per accident if combined;
 - (6) Provides evidence to the director to establish that the applicant has available the necessary tools and equipment to properly test backflow prevention assemblies; and
 - (7) Identifies all test gauges the applicant will use in testing backflow prevention assemblies.
 - (8) Has registered with the City's designated online assembly testing results system.

City Council Regular Meeting

DEPARTMENT: Finance

FROM: Lauren Seay, Deputy Director, Administrative Services

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on a minute order authorizing the rate increase proposed by Waste Connections, Inc., as permitted under the existing contract, effective October 1, 2026.
(Staff Contact: Lauren Seay, Deputy Director, Administrative Services)

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 High Performing City Organization Providing Exceptional, People Focused Services	1.2 Deliver high-quality service and communications to external and internal customers

SUMMARY:

The City has contracted solid waste and recycling collection services with Waste Connections, Inc. since 2019. The current agreement, which was renewed in May 2023, extends through September 2029.

Under the terms of the agreement, Waste Connections may request a base rate adjustment no more than once annually, with any approved increase taking effect in October. Proposed rate adjustments must receive City approval and must not be unreasonably withheld.

Rate adjustments are calculated based on two components: changes in the Consumer Price Index (CPI) and changes in fuel costs. Both are measured by comparing June of the current year to June of the prior year. The CPI and fuel factors are calculated separately and then combined. The combined percentage is applied to the current base rate to determine the proposed price adjustment.

For the current year, Waste Connections initially proposed a base rate increase of 4.50% but, at the request of City staff, agreed to reduce the requested increase to 4.25%.

	<u>Citizen Rates</u>	<u>FY 23-24</u>	<u>FY 24-25</u>	<u>FY 25-26</u>	<u>FY 26-27</u>
Residential	Waste Collection	\$ 16.20	\$ 17.28	\$ 17.97	\$ 18.73
	Recycling	\$ 3.00	\$ 3.21	\$ 3.34	\$ 3.48
	Admin	\$ 1.10	\$ 1.10	\$ 1.10	\$ 1.13
	Litter Abatement	\$ -	\$ 1.00	\$ 1.00	\$ 1.37
	Franchise Fee	\$ 1.54	\$ 1.64	\$ 1.70	\$ 1.77
	Total	\$ 21.84	\$ 24.23	\$ 25.11	\$ 26.49
Small Collect	Waste Collection	\$ 23.43	\$ 27.22	\$ 28.31	\$ 29.51
	Admin	\$ 1.10	\$ 1.10	\$ 1.10	\$ 1.13
	Litter Abatement	\$ -	\$ 1.00	\$ 1.00	\$ 1.37
	Franchise Fee	\$ 1.87	\$ 2.18	\$ 2.26	\$ 2.36
	Total	\$ 26.40	\$ 31.50	\$ 32.67	\$ 34.37
Large Collect	Waste Collection	\$ 35.38	\$ 41.32	\$ 42.97	\$ 44.80
	Admin	\$ 1.10	\$ 1.10	\$ 1.10	\$ 1.13
	Litter Abatement	\$ -	\$ 1.00	\$ 1.00	\$ 1.37
	Franchise Fee	\$ 2.83	\$ 3.31	\$ 3.44	\$ 3.59
	Total	\$ 39.31	\$ 46.73	\$ 48.51	\$ 50.88

RECOMMENDATION:

Approve a minute order authorizing the proposed rate increase from Waste Connections, Inc. in accordance with the terms and conditions of the existing contract, to be effective October 1, 2026.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

N/A

REFERENCE:

CSO#1033-05-2019

FISCAL IMPACT:

Expenditure: \$268,844 estimated increase

Account Number(s): 5257201-62503

Fund: 525 Solid Waste Fund

Account Description: Solid Waste Collection

STAFF CONTACT:

Lauren Seay

Deputy Director, Administrative Services

lseay@burlesontx.com

817-426-9897

Solid Waste & Recycling Contract Increase

City Council meeting
August 3, 2026

What Is Included in the Contract?

Multi-Year Agreement

- Original contract approved in 2019 for a 5-Year Term
- Contract renewal in May 2023 – September 2029
- The process to determine a procurement method for the new agreement will begin in 2027.

Annual Price Increase

- Allowed once per year under current contract
- Based on CPI and Fuel Index, calculated separately and then combined

Garbage Collection

- Twice per week bag collection
- Residents may use their own container

Recycling Collection

- 65-gallon container
- Small Bulk & Brush

Small Bulk & Brush

- Under three (3) cubic yards

Large Bulk & Brush

- Collected monthly by zone

Landfill

- Two (2) vouchers per year



Consumer Price Index Increase

The proposed rate increase has been reflected in the FY26–27 fee schedule

4.25%

Proposed Increase

Includes combined CPI and fuel adjustment



CPI component

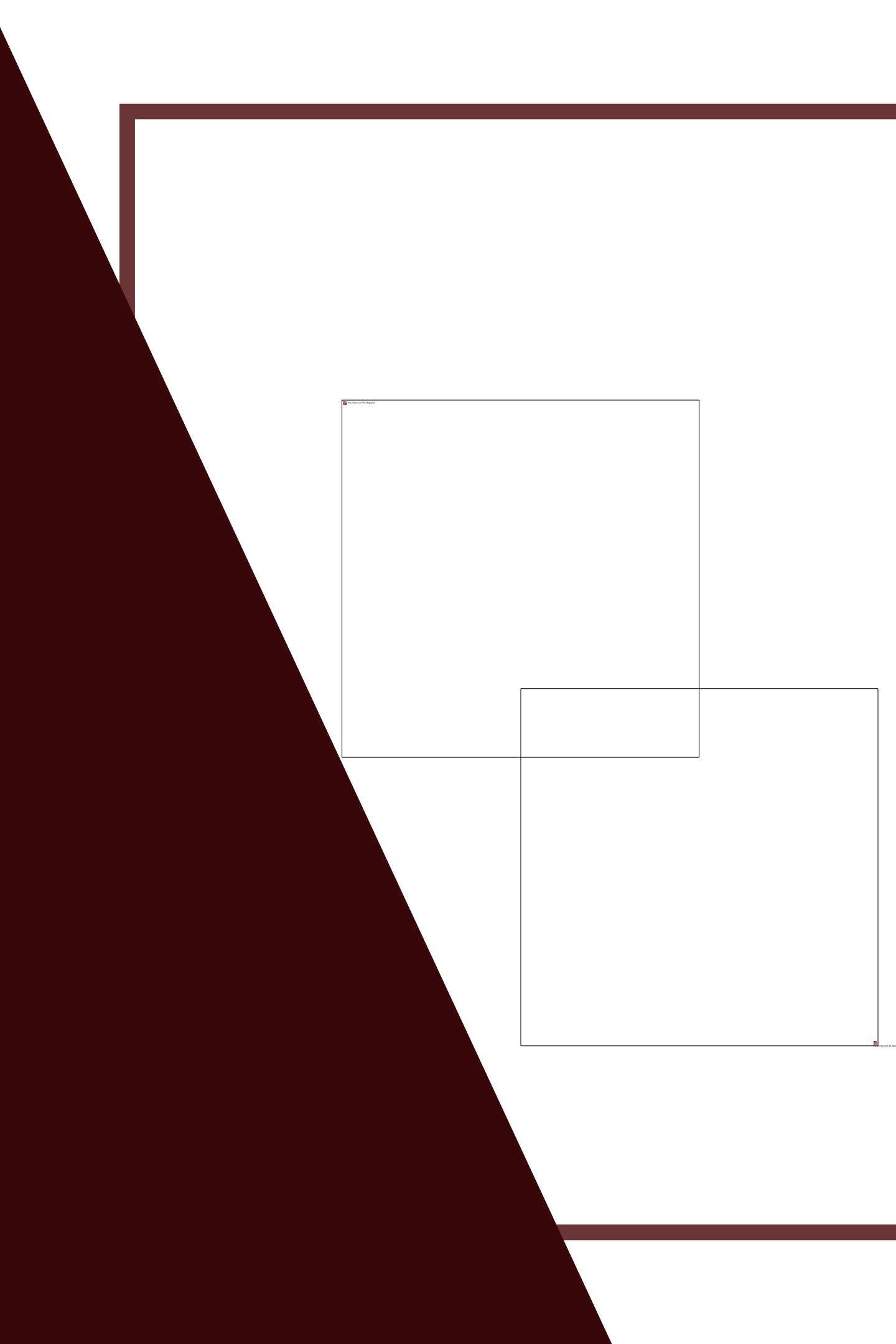
Weighted at 91.00% in the rate formula
Calculated using data from the U.S. Bureau of Labor Statistics



Fuel component

Weighted at 9.00% in the rate formula
Calculated using data from the U.S. Energy Information Administration

Negotiated outcome: The 4.25% increase is lower than the 4.50% originally proposed by Waste Connections.



Requested Action

Approve or deny a minute order authorizing the proposed rate increase from Waste Connections, Inc. permissible to the terms and conditions of the existing contract to be effective October 1, 2026.

City Council Regular Meeting

DEPARTMENT: Public Works

FROM: Justin Scharnhorst, Deputy Director of Public Works

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on approving a two-year contract with Anderson Asphalt & Concrete Paving, LLC. for roadway maintenance and preservation services in the amount of \$3,500,000. (*Staff Contact: Justin Scharnhorst, Deputy Director of Public Works*)

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.3.2 Enhance connectivity and improve mobility

SUMMARY:

As part of the City's Street Maintenance Program, staff is recommending the award of a contract with Anderson Asphalt & Concrete Paving, LLC to support roadway maintenance and rehabilitation operations throughout the city.

The contract will provide the City with the flexibility to perform a variety of roadway improvements based on pavement conditions and available funding. While the primary work anticipated under this agreement includes asphalt milling and overlay, the contract also allows for associated roadway rehabilitation activities, including pavement stabilization and other necessary repairs to restore and extend the service life of the City's street network. Milling removes a designated depth of the existing asphalt surface, which is replaced with new asphalt during the overlay process. Where underlying roadway conditions warrant, stabilization measures may be completed to strengthen the roadway foundation before resurfacing.

The proposed agreement will support projects identified in the FY 2025-2026 and FY 2026-2027 Street Maintenance Programs. Staff is recommending participation in this contract through an interlocal purchasing agreement with The Interlocal Purchasing System (TIPS). The competitively

bid unit price contract was awarded through a sealed procurement process. TIPS contract term is set to expire April 30, 2029.

Individual work orders will be issued as funding becomes available and in accordance with the City's approved Street Maintenance Program. Anderson Asphalt & Concrete Paving, LLC must provide written notice of any proposed unit price adjustments prior to each renewal term.

With more than 18 years of industry experience, Anderson Asphalt & Concrete Paving, LLC has demonstrated the expertise and resources necessary to successfully perform this work. The contractor previously completed work as part of the City's 2025 Street Maintenance Program, where they consistently delivered quality workmanship, maintained project schedules, and met the City's performance expectations

RECOMMENDATION:

Approve a two-year contract with Anderson Asphalt & Concrete Paving, LLC. for roadway maintenance and preservation services in an the amount of \$3,500,000.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

N/A

REFERENCE:

N/A

FISCAL IMPACT:

Proposed Expenditure: \$3,500,000

Account Number(s): 1013004-62050

Fund: General Fund

Account Description: Pavement Maintenance – Other outside services

Account Number(s): 2203004-63003

Fund: Street Maintenance Fund

Account Description: Street Maint & Repair

Procurement Method: Interlocal Agreement

This procurement is being conducted under the authority of the Texas Government Code Chapter 791, Interlocal Cooperation Act. The City of Burleson is piggybacking on an existing contract between The Interlocal Purchasing System and Anderson Asphalt and Paving, LLC. Interlocal agreements allow political subdivisions to share resources and leverage existing competitively awarded contracts to achieve efficiencies and cost savings. Staff verified that the underlying contract was solicited and awarded in compliance with applicable law. In addition, staff compared the proposed vendor's pricing with available prevailing market rates and concluded that the recommended vendor offers competitive pricing.

STAFF CONTACT:

Justin Scharnhorst
Deputy Director of Public Works
jscharnhorst@burlesontx.com
817-426-9646



Asphalt Pavement Maintenance Contract

PRESENTED TO THE CITY COUNCIL

Background



- The City of Burleson established a dedicated Street Maintenance Fund in October 2024 to provide a sustainable funding source for roadway preservation efforts.
- The FY 2025–2026 budget includes an additional \$1,000,000 allocation to support the continued maintenance of the City’s street network.
- Anderson Asphalt and Paving, LLC. successfully completed mill and overlay improvements as part of the 2025 Street Maintenance Program and is being recommended to perform additional asphalt roadway improvements for the FY 2025-2026 and FY2026-2027 programs.



Anderson Asphalt and Paving, LLC

- Decades of paving experience in the DFW Metroplex
- Successfully completed projects on asphalt streets in the City of Burleson Street Maintenance Program in 2025.
- Existing contracts with other municipalities such as:
 - City of Forney
 - City of Parker
 - City of Duncanville
 - City of Frisco
 - City of Seagoville
 - City of Lake Dallas

Cooperative Purchasing



State Law authorizes local governments to participate in cooperative purchasing via Inter-local agreements

- The Interlocal Purchasing System (TIPS):
 - Open procurement resulted in contract award to Anderson Asphalt and Paving, LLC in April January 2026.
 - TIPS contract term is for five-years is set to expire April 30, 2029.
 - Contract pricing based on RSMeans price book – adjusted for geographic areas, plus discounts and incentives.
- Proposed Burleson two-year contract (based on TIPS contract) - \$3,500,000 maximum through September 2027.

No guaranteed contract spend, individual authorizations per project as funding allows

FY2025-2026 Street Maintenance Program Summary



Maintenance Activity	Contractor	Quantity	Contract Amount
2" Mill & Overlay with cement stabilization	Anderson Asphalt and Paving, LLC.	Individual authorizations per project as funding allow	\$1,641,070
PressurePave	Donelson Construction	100,931 Sq yds	\$987,006 - complete
Concrete	Reliable Construction	1,165 SF (Sidewalk) 652.81 CY (Street Repair)	\$949,460 – under construction
Asphalt Crack Sealing	Curtco	158,903 LF	\$75,000 - complete
Total			\$3,652,536

Schedule / Next Steps



If Council approves this action, staff will begin scheduling and coordinating.

- Project communication will be managed jointly between Community Services and Public Works and the contractor.
- Door hangers
- Outreach to HOAs (where applicable)
- Updates to the road construction map on the City's website
- Social media outlets

Recommendation/Action Requested

Approve a two-year contract with Anderson Asphalt & Concrete Paving, LLC. for roadway maintenance and preservation services in the amount of \$3,500,000.

Questions/Discussion

Justin Scharnhorst
Deputy Director of Public Works
jscharnhorst@burlesontx.com
817-426-9646

City Council Regular Meeting

DEPARTMENT: Capital Engineering

FROM: Randy Morrison, P.E., Director of Capital Engineering

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on an ordinance amending the five-year Capital Improvement Plan (CIP) for Fiscal Year 2026-2030 (CSO#6165-06-2026) (First and Final Reading). (Staff Contact: Randy Morrison, P.E., Director of Capital Engineering)

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.4 Implement the city's Capital Improvement Program

SUMMARY:

On September 8, 2025, the Council approved the final reading of the City's FY 2026-2030 annual budget and capital improvement plan (CIP). Subsequently, on October 20, 2025, December 15, 2025, April 20, 2026, May 4, 2026, and on June 15, 2026 the City Council adopted ordinances to amend City's FY 2026-2030 CIP. Since adopting the latest amended CIP, staff has prepared recommended updates to the CIP for Council approval.

RECOMMENDATION:

Consider and take possible action on an ordinance amending the five-year Capital Improvement Plan (CIP) for Fiscal Year 2026-2030 (First and Final Reading).

PRIOR ACTION/INPUT (Council, Boards, Citizens):

On September 8, 2025, the Council approved the final reading of the City's FY 2026-2030 annual budget with the five-year Capital Improvement Plan (CIP) (CSO#5903-09-2025).

On October 20, 2025, the Council adopted an ordinance to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#5973-10-2025).

On December 15, 2025, the Council adopted a resolution to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#6011-12-2025).

On March 23, 2026 (First Reading) and April 20, 2026 (Final Reading), the Council adopted an ordinance to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#6109-04-2026).

On April 20, 2026, the Council adopted an ordinance to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#6114-04-2026).

On May 4, 2026, the Council adopted an ordinance to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#6126-05-2026).

On June 15, 2026, the Council adopted an ordinance to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#6165-06-2026).

REFERENCE:

N/A

FISCAL IMPACT:

NA

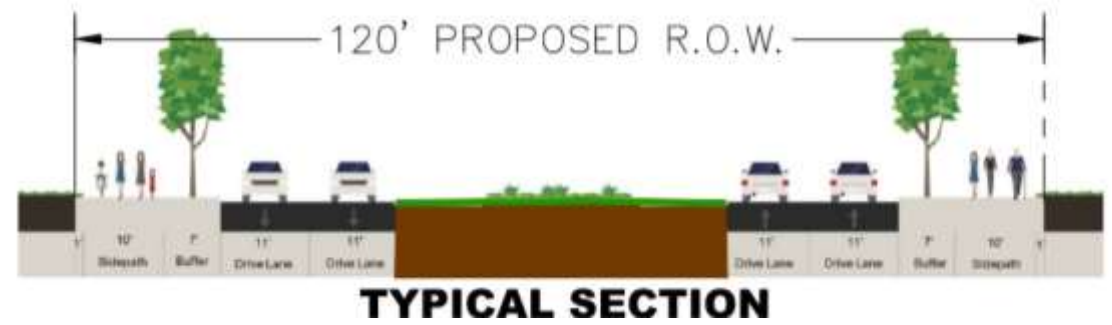
STAFF CONTACT:

Randy Morrison, PE
Director of Capital Engineering
rmorrison@burlesontx.com
817-426-9612

Hulen St. Extension from Wilshire Blvd. (SH 174) to John Jones Dr. (FM 731) *Professional Services Agreement, CIP Amendment & Reimbursement Resolution*

PRESENTED TO THE CITY COUNCIL

AUGUST 03, 2026



Project Background

- The Hulen Street Extension project includes the full design and construction of a new roadway corridor extending from the intersection of State Highway 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.).
- This corridor will serve as a major north-south arterial and support long-term mobility needs in accordance with the City's transportation and utility master plans.
- Hulen is a Principal Arterial in the 2023 Master Thoroughfare Plan.
- The Hulen Extension will support future development opportunities.



Project Background



- The City contracted with Halff Associates, Inc. in October 2017 to design the water and sewer facilities within the Hulen extension limits and develop a schematic design for the Hulen St. Extension.
- The plans reached 90% completion and the project was put on hold.
- Halff Associates is uniquely qualified to design the Hulen Street extension, with their previous work on the area's sewer and water facilities providing both continuity and potential economies of scale.



Halff Associates, Inc. shall perform the project management, coordination, permitting, field and institutional data collection, hydraulic and hydrologic analysis, environmental, traffic analysis and design services necessary to prepare ready to advertise construction documents for connecting SW Hulen Street between SH 174 (SW Wilshire Boulevard) and FM 731 (SE John Jones Drive) along with the design of intersection improvements at the future Fairfield Parkway and SW Hulen Street.

- Project Management and Coordination
- Field Data Collection
- Traffic Engineering
- Environmental Services
- Hydraulics and Hydrology
- Design
- ROW and Easements
- Bidding and Construction Administration

- LOSA and NEPA Services
- Structural Services



Project Budget

Professional Services Agreement Proposal:

Engineering Services (Basic Services):	\$1,140,100.00
Special Services:	\$154,200.00
Contract Amount	\$1,294,300.00
◦ <i>Contingency (10%):</i>	\$129,430.00
Total Design Contract Cost:	\$1,423,730.00

Proposed Project Budget:

Design:	\$1,510,000
Construction:	\$12,621,300
ED&P:	\$706,600
Total Project:	\$14,837,900

Timeline

Contract Award: July 20, 2026

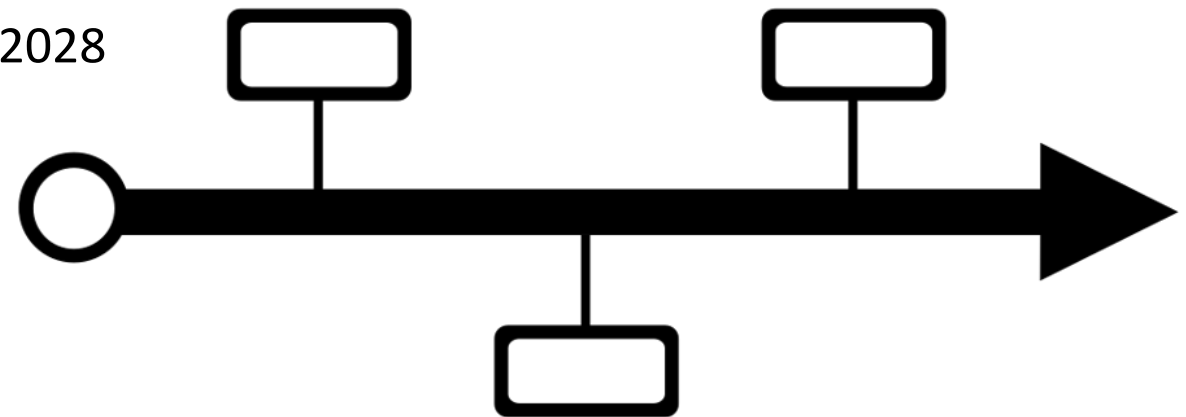
Notice to Proceed: July 2026

Estimated Design Completion: 2nd Quarter 2027

Anticipated Bid: 2nd Quarter 2027

Estimated Construction Time: 9 months

Estimated Construction Completion: 1st Quarter 2028



Proposed CIP Amendment FY26 – FY30

CIP Changes

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY

Project #	Project Title	Change Summary	Priority Ranking
ST2605	Hulen Street Extension from SH 174 to John Jones Drive	Adding the Hulen Street Extension to the CIP and adding \$1,585,500 in 4A CO Bond funding for FY 26 to fund the design and ED&P to initiate the project.	Recommended

4A CIP FY26-30

Project #	4A Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
ST2301	Alsbury Blvd	\$4,001,277			\$5,000,000	\$5,000,000		\$10,000,000
DV2302	Lakewood Drive Extension	\$1,311,915			\$4,000,000			\$4,000,000
DV2901	Future Project					\$10,000,000		\$10,000,000
PK2311	West Side Infrastructure - Burleson Legacy Park	\$2,558,215	\$5,000,000					\$5,000,000
DV2601	Land Bank at HCP and I35W		\$6,026,519					\$6,026,519
ST2605	Hulen St Extension from SH 174 (Wilshire) to FM 731 (John Jones)		\$1,585,500					\$1,585,500
	Total	\$7,871,407	\$11,026,519 \$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$35,026,519 \$36,612,019

Notes

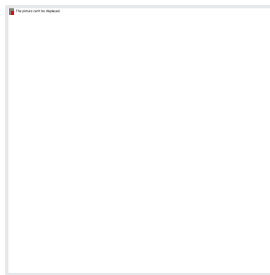
- The FY26 allocation for ST2605 Hulen St. Extension from SH 174 (Wilshire) to FM 731 (John Jones) will be included in the FY 27 bond issuance.
- The construction allocation for the ST2605 Hulen St. Extension from SH 174 (Wilshire) to FM 731 (John Jones) will be included in the proposed FY27-31 CIP.

Proposed CIP Amended Fund Summary

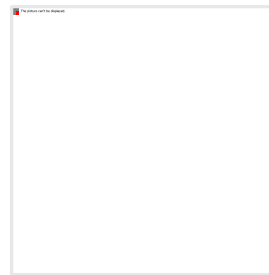
FUND SUMMARY	2026	2027	2028	2029	2030	FY26-30 TOTAL
General Government Bonds	\$22,287,307	\$41,545,314	\$7,652,000	\$7,883,497	\$14,443,000	\$93,811,118
Water Bonds	\$7,166,436	\$22,871,368	\$6,005,204	\$7,832,671	\$2,000,000	\$45,875,679
Sewer Bonds	\$30,729,606	\$18,741,654	\$10,245,000	\$5,310,000	\$7,462,500	\$72,488,760
TIF 2 Bonds	\$0	\$0	\$0	\$0	\$0	\$0
4A Bonds	\$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$36,612,019
4B Bonds	\$990,376	\$1,301,312	\$1,751,636	\$1,806,000	\$180,556	\$6,029,881
Cash / Other Funding	\$14,298,289	\$742,000	\$0	\$0	\$0	\$15,040,289
Total	\$88,084,033	\$85,201,648	\$34,653,840	\$37,832,168	\$24,086,056	\$269,857,746

Reimbursement Resolution

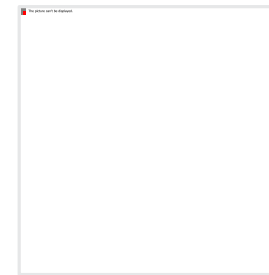
Reimbursement Resolution



Provides project funding prior to issuing the bonds not to exceed \$1,585,500



City anticipates issuing bonds during August 2027



The resolution is not an authorization to issue bonds

Recommendation

1. Approve an Ordinance amending the five-year Capital Improvement Plan (CIP) for Fiscal Year 2026-2030 (First and Final Reading).
2. Approve a resolution declaring intention to reimburse an amount not to exceed \$1,585,500 for certain capital expenditures with proceeds from debt; and placing time restrictions on the issuance of tax-exempt obligations.
3. Approve a professional engineering services agreement with Halff Associates, Inc. for the design of the Hulen St. Extension Project from SH 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.), in the amount of \$1,294,300.00, with a contingency of \$129,430.00, for a total design cost of \$1,423,730.00 (Project ST2605).



Questions / Comments

Randy Morrison, PE, PMP, MCE
Director of Capital Engineering
rmorrison@burlesontx.com
817-426-9612

ORDINANCE

AN ORDINANCE OF THE CITY OF BURLESON, TEXAS, AMENDING THE FIVE YEAR CAPITAL IMPROVEMENT PLAN FOR FISCAL YEARS 2026-2030, FINDING THAT TIME IS OF THE ESSENCE AND THAT THIS ORDINANCE MAY BE CONSIDERED AND APPROVED AT ONLY ONE MEETING; INCORPORATING THE RECITALS INTO THE BODY OF THE ORDINANCE; FINDING THAT THE MEETING AT WHICH THIS ORDINANCE IS PASSED IS OPEN TO THE PUBLIC; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Burleson, Texas (the “City”), is a home rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, the City makes major investments on an ongoing basis in costly capital infrastructure and facilities that improve the quality of service provided by the City; and

WHEREAS, each project requires long-term investment that should only take place after due consideration of the City’s needs, service requirements, and the City’s ability to finance the projects; and

WHEREAS, on September 8, 2025, the City Council passed Ordinance CSO#5903-09-2025, which adopted the five year (FY2026-30) Capital Improvement Plan for Fiscal Year 2025-2026, and, over time, the City Council has adopted amendments thereto, including on October 20, 2025, by passing Ordinance CSO#5973-10-2025, on December 15, 2025, by passing Resolution CSO#6011-12-2025, on April 20, 2026, by passing Ordinance CSO#6109-04-2026 and Ordinance CSO#6114-04-2026, on May 4, 2026, by passing Ordinance CSO#6126-05-2026, and on June 15, 2026, by passing Ordinance CSO#6165-06-2026 (collectively with amendments, the “Capital Improvement Plan for Fiscal Years 2026-2030”); and

WHEREAS, the City Council desires to amend the CIP Plan as set forth herein; and

WHEREAS, the City Council may consider and approve certain ordinances or ordinance amendments at only one meeting in accordance with Section 2-4 of the Code of Ordinances of the City of Burleson; and

WHEREAS, the City Council finds and determines that this ordinance may be considered and approved in only one meeting because the provisions of this ordinance supplement the adopted budget by appropriating additional funds, because this ordinance is not considered as part of the consent agenda, and because time is of the essence; and

WHEREAS, the City Council hereby finds and determines that the amendments and regulations set forth herein are in the best interest of the public and are adopted in furtherance of the public health, safety, welfare, morals, and general welfare.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BURLESON, TEXAS, THAT:

Section 1.

The City hereby amends the Capital Improvement Plan for Fiscal Years 2026-2030, a copy of which is attached hereto as Exhibit A and incorporated herein by reference for all purposes, and approves the official Capital Improvement Plan for Fiscal Year 2025-2026.

Section 2.

The findings set forth above in the recitals of this ordinance are incorporated into the body of this ordinance as if fully set forth herein.

Section 3.

It is hereby officially found and determined that the meeting at which this ordinance is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

Section 4.

The terms and provisions of this ordinance shall be deemed to be severable and that if any section, subsection, sentence, clause, or phrase of this ordinance shall be declared to be invalid or unconstitutional, the same shall not affect the validity of any other section, subsection, sentence, clause, or phrase of this ordinance and the remainder of such ordinance shall continue in full force and effect the same as if such invalid or unconstitutional provision had never been a part hereof.

Section 5.

This ordinance shall become effective immediately upon its passage and publication as required by law.

AND IT IS SO ORDAINED.

PASSED AND APPROVED this _____ day of _____, 2026.

First and Final Reading: the _____ day of _____, 2026.

Chris Fletcher, Mayor
City of Burleson, Texas

ATTEST:

APPROVED AS TO FORM:

Amanda Campos, City Secretary

E. Allen Taylor, Jr., City Attorney

(Seal)

Attachments: Exhibit A

EXHIBIT A
ORDINANCE AMENDING THE CAPITAL IMPROVEMENT PLAN FOR FY 2026-2030

General Government CIP FY26-30

	Project #	Project Name	Prior Allocations	2026	2027	2028	2029	2030
								Total Per Project (FY26-30)
GO BOND PROJECTS	ST2_50	Neighborhood Street Rebuilds		\$750,000				
	FA2301	Police Expansion	\$5,200,000	\$15,955,907	\$16,409,500			
	ST2306	Hulen at Wilshire Intersection	\$200,000		\$1,501,027			
		Hulen Widening (SH174 to Candler) (Design 4 Lanes; Build 2 Lanes)	\$1,800,000		\$3,655,246			
	ST2503	Elk, Hillside, & FM731- Ped. & Int. Improvements - Phase 1	\$427,804	\$15,275				
	ST2704	Elk, Hillside, & FM731- Ped. & Int. Improvements - Phase 2		\$189,596	\$403,834			
	FA2801	Fire Station #4				\$2,500,000		\$13,443,000
	ST2601	FM 1902 and CR 910 Pedestrian Mobility		\$300,000	\$1,189,901			
	ST2801	Wilshire Blvd. (SH174) Construction Documents (Wicker Hill to City Limits)				\$750,000	\$1,130,015	
	ST2306	Hulen Widening (SH174 to Candler) (Design 4 Lanes; Build 2 Lanes)	\$3,887,711	\$4,446,009	\$9,672,640			
	FA2301	Police Expansion	\$9,926,911	\$1,116,274				
	ST2704	Elk, Hillside, & FM731- Ped. & Int. Improvements - Phase 2			\$705,749			
	ST2_50	Neighborhood Street Rebuilds	\$1,000,000		\$1,261,876	\$1,750,000	\$3,597,953	\$1,000,000
	167361	Quiet Zone at Dobson Street and County Road 714			\$1,045,541			
	ST2309	Village Creek Parkway Expansion (Tarrant Co. Bond 50% Match)	\$3,725,410	\$3,289,059				
	ST2603	Wicker Hill and Greenridge Reconstruction		\$1,200,000	\$5,700,000			
	ST2651	CR 914 Reconstruction from CR 914A to CR1021		\$1,000,000				
	ST2604	Hulen St. & BNSF RR Grade Separation		\$5,140,000				
	FA2601	City Hall EV Charger		\$332,476	\$92,000			
	CE2601	Two New Ambulances		\$1,326,000				
	CE2602	One Replacement Street Sweeper		\$325,000				
	CE2603	CAD Replacement Consoles		\$800,000				
	CE2801	Four Replacement Ambulances				\$2,652,000		
	CE2901	One New Ladder Truck					\$2,438,197	
	CE2902	One New Brush Truck					\$367,332	
	CE2903	One Replacement BearCat					\$350,000	
	Total		\$26,167,836	\$36,185,596	\$41,637,314	\$7,652,000	\$7,883,497	\$14,443,000
								\$107,801,407

EXHIBIT A
ORDINANCE AMENDING THE CAPITAL IMPROVEMENT PLAN FOR FY 2026-2030

Water and Sewer CIP FY26-30

Project #	Water Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
WW2_90	Waterline Rehabilitation		\$1,931,621	\$664,469	\$2,899,954	\$2,000,000	\$2,000,000	\$9,496,044
WA2302	12" Willow Creek Waterline Looping	\$205,818		\$924,000				\$924,000
WA2403	Upper Pressure Plane Waterline Looping	\$280,063		\$1,144,221				\$1,144,221
WA2301	Industrial Blvd Pump Station Expansion & Alsbury Pump Station Decommission	\$22,779,986	\$5,082,815					\$5,082,815
WA2401	Hulen Ground Storage Tank Rehabilitation		\$152,000	\$1,354,557				\$1,506,557
WA2502	Mountain Valley EST and GST Demolition			\$84,395	\$752,233			\$836,628
ST2306	16" Hulen Street Waterline	\$464,889		\$4,803,180				\$4,803,180
WA2503	12" Waterline Loop for Mountain Valley			\$410,248	\$1,072,813			\$1,483,061
WA2306	Offsite Water Supply from Fort Worth	\$2,845,206		\$13,486,298				\$13,486,298
WA2802	Hulen Pump Station Expansion				\$105,000	\$1,195,500		\$1,300,500
WA2801	New Mountain Valley 0.75 MG EST				\$475,000	\$3,200,000		\$3,675,000
WA2701	Turkey Peak Elevated Storage Tank Rehabilitation				\$200,211	\$1,437,171		\$1,637,382
WA2702	Hidden Creek Pkwy Tank Rehab				\$499,993			\$499,993
	Water Total	\$26,575,962	\$7,166,436	\$22,871,368	\$6,005,204	\$7,832,671	\$2,000,000	\$45,875,679

Project #	Sewer Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
WW2_90	Sewer Line Rehabilitation		\$1,449,443	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$13,449,443
WW2301	Trunk Relief Line (Town Creek Basin Parallel Buildout Interceptors)	\$3,386,196	\$24,178,034	\$3,500,000				\$27,678,034
WW2502	Parkview Dr Sewer Upsizing to 10"		\$139,285	\$1,000,558				\$1,139,843
WW2601	12" Wastewater line Replacement in Village Creek Basin (Golf Course)	\$317,776	\$2,454,224					\$2,454,224
177389	Parallel 24" Sewer from Village Creek to Oakbrook Dr.	\$783,935			\$3,780,000	\$2,310,000		\$6,090,000
WW2602	FM 917 and 35W Lift Station and Force Main		\$839,120	\$3,681,096				\$4,520,216
WW2605	Future Sewer Capacity Study		\$105,000					\$105,000
WW2603	Chisholm West Lift Station Force Main / Collector		\$913,500	\$6,510,000				\$7,423,500
ST2306	16" Hulen Street Sewer			\$1,050,000				\$1,050,000
WW2801	Hyder Ranch Masterplan Sewer (G-B, G-C & C-H)				\$3,465,000		\$4,462,500	\$7,927,500
WW2604	Legacy Hill Sewer Extension		\$651,000					\$651,000
	Sewer Total	\$4,487,907	\$30,729,606	\$18,741,654	\$10,245,000	\$5,310,000	\$7,462,500	\$76,976,667

	Water & Sewer Total	\$31,063,869	\$37,896,042	\$41,613,022	\$16,250,204	\$13,142,671	\$9,462,500	\$118,364,439
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EXHIBIT A
ORDINANCE AMENDING THE CAPITAL IMPROVEMENT PLAN FOR FY 2026-2030

4A CIP FY26-30

Project #	4A Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
ST2301	Alsbury Blvd	\$4,001,277			\$5,000,000	\$5,000,000		\$10,000,000
DV2302	Lakewood Drive Extension	\$1,311,915			\$4,000,000			\$4,000,000
DV2901	Future Project					\$10,000,000		\$10,000,000
PK2311	West Side Infrastructure - Burleson Legacy Park	\$2,558,215	\$5,000,000					\$5,000,000
DV2601	Land Bank at HCP and I35W		\$6,026,519					\$6,026,519
ST2605	Hulen St Extension from SH 174 (Wilshire) to FM 731 (John Jones)		\$1,585,500					\$1,585,500
	Total	\$7,871,407	\$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$36,612,019

EXHIBIT A
ORDINANCE AMENDING THE CAPITAL IMPROVEMENT PLAN FOR FY 2026-2030

4B CIP FY26-30

Project #	4B Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
PK2601	Warren Park-Study		\$75,075					\$75,075
PC2701	Mistletoe Hill - Bathroom Addition			\$163,375				\$163,375
PK2502	Green Ribbon Phase 1	\$90,000	\$400,000					\$400,000
PC2601	Green Ribbon Phase 2		\$120,750	\$650,000				\$770,750
PK2602	Russell Farm - Master Plan		\$32,051					\$32,051
PC2605	Hidden Creek Softball Fields Demo		\$500,000					\$500,000
PC2651	Golf		\$262,500					\$262,500
PC2702	Bailey Lake - New Playground			\$523,687				\$523,687
PC2703	Mistletoe Hill			\$614,250				\$614,250
PC2709	New Community Park - Playground				\$787,500			\$787,500
PC2802	Bartlett - Playground Replacement				\$441,000			\$441,000
PC2803	Heberle - Park Improvements				\$352,800			\$352,800
PC2804	Elk Ridge Park - Bathroom Addition				\$170,336			\$170,336
PC2901	Chisenhall - Playground Replacement					\$546,000		\$546,000
PC2904	BRiCk Roof Replacement					\$1,260,000		\$1,260,000
PC3001	Claudia's Playground - Bathroom Addition						\$180,556	\$180,556
	Total	\$90,000	\$1,390,376	\$1,951,312	\$1,751,636	\$1,806,000	\$180,556	\$7,079,881

EXHIBIT A
ORDINANCE AMENDING THE CAPITAL IMPROVEMENT PLAN FOR FY 2026-2030

TIF CIP FY26-30

								Total Per Project (FY26-30)
Project #	TIF 2 Project Name	Prior Allocations	2026	2027	2028	2029	2030	
	TBD							\$0
	TBD							\$0
	Total	\$0	\$0	\$0	\$0	\$0	\$0	\$0

EXHIBIT A
ORDINANCE AMENDING THE CAPITAL IMPROVEMENT PLAN FOR FY 2026-2030

CIP Fund Summary

FUND SUMMARY	2026	2027	2028	2029	2030	FY26-30 TOTAL
General Government Bonds	\$22,287,307	\$41,545,314	\$7,652,000	\$7,883,497	\$14,443,000	\$93,811,118
Water Bonds	\$7,166,436	\$22,871,368	\$6,005,204	\$7,832,671	\$2,000,000	\$45,875,679
Sewer Bonds	\$30,729,606	\$18,741,654	\$10,245,000	\$5,310,000	\$7,462,500	\$72,488,760
TIF 2 Bonds	\$0	\$0	\$0	\$0	\$0	\$0
4A Bonds	\$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$36,612,019
4B Bonds	\$990,376	\$1,301,312	\$1,751,636	\$1,806,000	\$180,556	\$6,029,881
Cash / Other Funding	\$14,298,289	\$742,000	\$0	\$0	\$0	\$15,040,289
Total	\$88,084,033	\$85,201,648	\$34,653,840	\$37,832,168	\$24,086,056	\$269,857,746

City Council Regular Meeting

DEPARTMENT: Finance

FROM: Kevin Hennessey, Director of Finance

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on a resolution declaring intention to reimburse an amount not to exceed \$1,585,500 for certain capital expenditures with proceeds from debt; and placing time restrictions on the issuance of tax-exempt obligations for a Capital Improvement Plan project to extend Hulen Street from the intersection of Wilshire Boulevard (SH 174) to John Jones Drive (FM 731). *(Staff Contact: Kevin Hennessey, Director of Finance)*

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 High Performing City Organization Providing Exceptional, People Focused Services	1.4 Be a responsible steward of the city's financial resources by providing rates and fees that represent a strong value to our citizens; providing timely, accurate and transparent financial reporting; and utilizing long-range planning.

SUMMARY:

On September 8, 2025, the Council approved the final reading of the City's FY 2025-2026 annual budget and capital improvement plan (CIP). The approved budget includes the City's capital improvement plan. This resolution will give the City the ability to begin the CIP project for the Hulen Street Extension that will ultimately result in the full design and construction of a new roadway corridor extending from the intersection of State Highway 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.). The intent is to reimburse the cost incurred with proceeds from bonds to be issued at a future date.

RECOMMENDATION:

Staff recommends approval of the resolution.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

On September 8, 2025, the Council approved the final reading of the City's FY 2025-2026 annual budget with the five-year Capital Improvement Plan (CIP) (CSO#5910-09-2025).

On October 20, 2025, the Council adopted an ordinance to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#5973-10-2025).

On December 15, 2025, the Council adopted a resolution to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#6011-12-2025).

On March 23, 2026 (First Reading) the Council adopted an ordinance to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#6109-04-2026).

On April 20, 2026, the Council adopted an ordinance to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#6114-04-2026).

On May 4, 2026, the Council adopted an ordinance to amend the City's FY 2026-2030 five-year Capital Improvement Plan (CIP) (CSO#6126-05-2026).

On May 18, 2026, the City Council approved a reimbursement resolution not to exceed \$2,652,000 for certain capital expenditures with proceeds from debt.

On June 15, 2026, the City Council approved a reimbursement resolution not to exceed \$800,000 for certain capital expenditures with proceeds from debt.

REFERENCE:

CSO#5910-09-2025

FISCAL IMPACT:

N/A

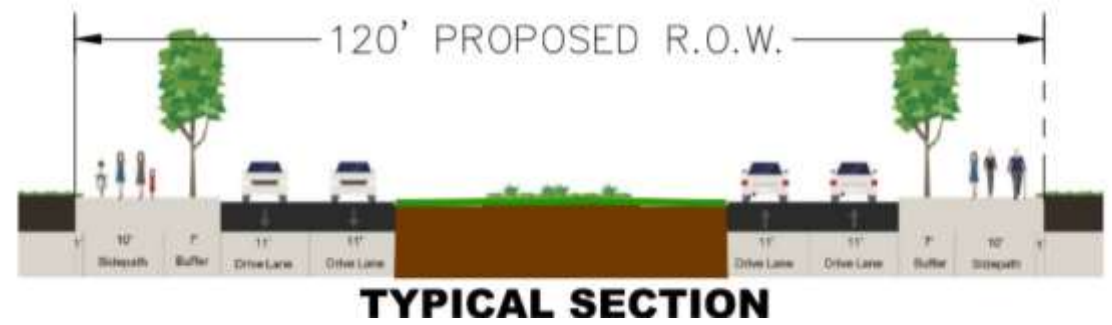
STAFF CONTACT:

Kevin Hennessy
Director of Finance
khennessy@burlesontx.com
817-426-9648

Hulen St. Extension from Wilshire Blvd. (SH 174) to John Jones Dr. (FM 731) *Professional Services Agreement, CIP Amendment & Reimbursement Resolution*

PRESENTED TO THE CITY COUNCIL

AUGUST 03, 2026



Project Background

- The Hulen Street Extension project includes the full design and construction of a new roadway corridor extending from the intersection of State Highway 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.).
- This corridor will serve as a major north-south arterial and support long-term mobility needs in accordance with the City's transportation and utility master plans.
- Hulen is a Principal Arterial in the 2023 Master Thoroughfare Plan.
- The Hulen Extension will support future development opportunities.



Project Background



- The City contracted with Halff Associates, Inc. in October 2017 to design the water and sewer facilities within the Hulen extension limits and develop a schematic design for the Hulen St. Extension.
- The plans reached 90% completion and the project was put on hold.
- Halff Associates is uniquely qualified to design the Hulen Street extension, with their previous work on the area's sewer and water facilities providing both continuity and potential economies of scale.



Project Budget

Professional Services Agreement Proposal:

Engineering Services (Basic Services):	\$1,140,100.00
Special Services:	\$154,200.00
Contract Amount	\$1,294,300.00
◦ <i>Contingency (10%):</i>	\$129,430.00
Total Design Contract Cost:	\$1,423,730.00

Proposed Project Budget:

Design:	\$1,510,000
Construction:	\$12,621,300
ED&P:	\$706,600
Total Project:	\$14,837,900

Timeline

Contract Award: July 20, 2026

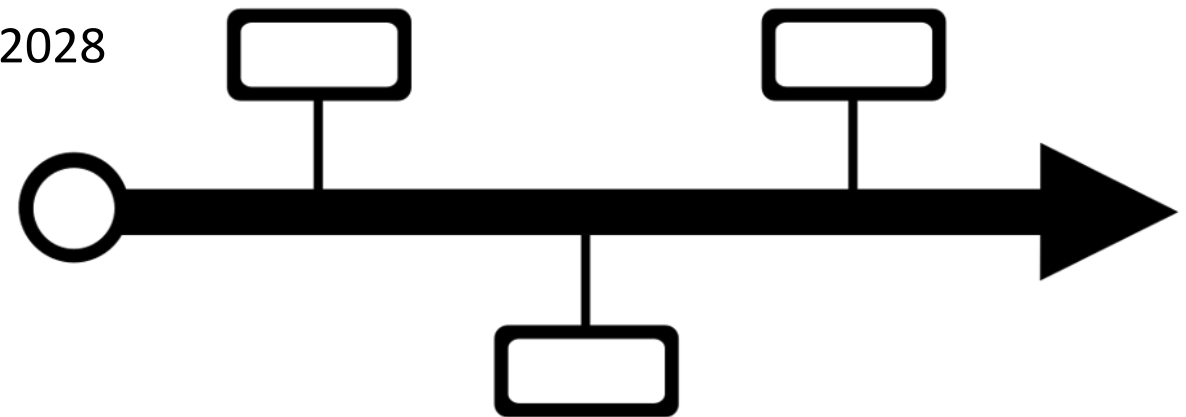
Notice to Proceed: July 2026

Estimated Design Completion: 2nd Quarter 2027

Anticipated Bid: 2nd Quarter 2027

Estimated Construction Time: 9 months

Estimated Construction Completion: 1st Quarter 2028



Proposed CIP Amendment FY26 – FY30

CIP Changes

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY

Project #	Project Title	Change Summary	Priority Ranking
ST2605	Hulen Street Extension from SH 174 to John Jones Drive	Adding the Hulen Street Extension to the CIP and adding \$1,585,500 in 4A CO Bond funding for FY 26 to fund the design and ED&P to initiate the project.	Recommended

4A CIP FY26-30

Project #	4A Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
ST2301	Alsbury Blvd	\$4,001,277			\$5,000,000	\$5,000,000		\$10,000,000
DV2302	Lakewood Drive Extension	\$1,311,915			\$4,000,000			\$4,000,000
DV2901	Future Project					\$10,000,000		\$10,000,000
PK2311	West Side Infrastructure - Burleson Legacy Park	\$2,558,215	\$5,000,000					\$5,000,000
DV2601	Land Bank at HCP and I35W		\$6,026,519					\$6,026,519
ST2605	Hulen St Extension from SH 174 (Wilshire) to FM 731 (John Jones)		\$1,585,500					\$1,585,500
	Total	\$7,871,407	\$11,026,519 \$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$35,026,519 \$36,612,019

Notes

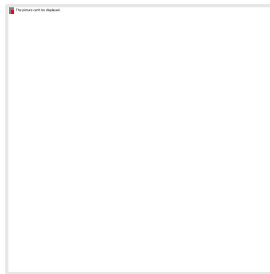
- The FY26 allocation for ST2605 Hulen St. Extension from SH 174 (Wilshire) to FM 731 (John Jones) will be included in the FY 27 bond issuance.
- The construction allocation for the ST2605 Hulen St. Extension from SH 174 (Wilshire) to FM 731 (John Jones) will be included in the proposed FY27-31 CIP.

Proposed CIP Amended Fund Summary

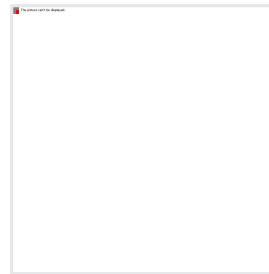
FUND SUMMARY	2026	2027	2028	2029	2030	FY26-30 TOTAL
General Government Bonds	\$22,287,307	\$41,545,314	\$7,652,000	\$7,883,497	\$14,443,000	\$93,811,118
Water Bonds	\$7,166,436	\$22,871,368	\$6,005,204	\$7,832,671	\$2,000,000	\$45,875,679
Sewer Bonds	\$30,729,606	\$18,741,654	\$10,245,000	\$5,310,000	\$7,462,500	\$72,488,760
TIF 2 Bonds	\$0	\$0	\$0	\$0	\$0	\$0
4A Bonds	\$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$36,612,019
4B Bonds	\$990,376	\$1,301,312	\$1,751,636	\$1,806,000	\$180,556	\$6,029,881
Cash / Other Funding	\$14,298,289	\$742,000	\$0	\$0	\$0	\$15,040,289
Total	\$88,084,033	\$85,201,648	\$34,653,840	\$37,832,168	\$24,086,056	\$269,857,746

Reimbursement Resolution

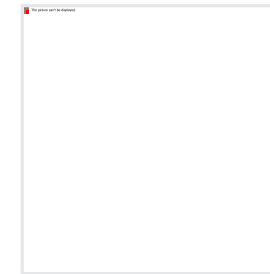
Reimbursement Resolution



Provides project funding prior to issuing the bonds not to exceed \$1,585,500



City anticipates issuing bonds during August 2027



The resolution is not an authorization to issue bonds

Recommendation

1. Approve an Ordinance amending the five-year Capital Improvement Plan (CIP) for Fiscal Year 2026-2030 (First and Final Reading).
2. Approve a resolution declaring intention to reimburse an amount not to exceed \$1,585,500 for certain capital expenditures with proceeds from debt; and placing time restrictions on the issuance of tax-exempt obligations.
3. Approve a professional engineering services agreement with Halff Associates, Inc. for the design of the Hulen St. Extension Project from SH 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.), in the amount of \$1,294,300.00, with a contingency of \$129,430.00, for a total design cost of \$1,423,730.00 (Project ST2605).



Questions / Comments

Randy Morrison, PE, PMP, MCE
Director of Capital Engineering
rmorrison@burlesontx.com
817-426-9612

RESOLUTION

A RESOLUTION DECLARING INTENTION TO REIMBURSE AN AMOUNT NOT TO EXCEED \$1,585,500 FOR CERTAIN CAPITAL EXPENDITURES WITH PROCEEDS FROM DEBT; AND PLACING TIME RESTRICTIONS ON THE ISSUANCE OF TAX-EXEMPT OBLIGATIONS.

WHEREAS, the City of Burleson, Texas (the “City”) is a home-rule municipality and political subdivision of the State of Texas; and

WHEREAS, the City expects to pay expenditures in connection with the design, planning, acquisition and construction of the projects described on **Exhibit A** hereto (collectively, the “Project”) prior to the issuance of tax-exempt obligations by the City in connection with the financing of the Project from available funds; and

WHEREAS, the City finds, considers, and declares that the reimbursement of the City for the payment of such expenditures will be appropriate and consistent with the lawful objectives of the City and, as such, chooses to declare its intention, in accordance with the provisions of Section 1.150-2 of the Treasury Regulations, to reimburse itself for such payments at such time as it issues obligations to finance the Project;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BURLESON, TEXAS THAT:

Section 1. The City reasonably expects it will incur debt, as one or more series of tax-exempt obligations, for the purpose of financing the Project with the reimbursements to the City for the payment of costs of the Project in an aggregate amount not to exceed \$1,585,500.

Section 2. All costs to be reimbursed pursuant hereto will be capital expenditures. No tax-exempt obligations will be issued by the City in furtherance of this Statement after a date which is later than eighteen (18) months after the later of (1) the date the expenditures are paid or (2) the date on which the property, with respect to which such expenditures were made, is placed in service.

Section 3. The foregoing notwithstanding, no tax-exempt obligation will be issued pursuant to this Statement more than three (3) years after the date any expenditure which is to be reimbursed is paid.

[Remainder of page left blank. Signature page to follow.]

PASSED AND APPROVED THIS 20TH DAY OF JULY, 2026.

Mayor
City of Burleson, Texas

ATTEST:

City Secretary

(Seal)

APPROVED AS TO FORM & LEGALITY:

City Attorney

EXHIBIT A

The projects to be financed that are the subject of this Statement are:

Designing, acquiring, equipping, constructing, and improving streets, drainage, and public mobility infrastructure improvements, including traffic lighting and signalization and median improvements;

Designing, acquiring, equipping, constructing, and improving the City's waterworks and sewer system; and

Acquisition of land and rights-of-way throughout the City for the above-described projects.

City Council Regular Meeting

DEPARTMENT: Capital Engineering

FROM: Randy Morrison, PE, Director of Capital Engineering

MEETING: August 3, 2026

SUBJECT:

Consider and take possible action on a professional engineering services agreement with Halff Associates, Inc. for the design of the Hulen St. Extension Project from SH 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.), in the amount of \$1,294,300.00, with a contingency of \$129,430.00, for a total design cost of \$1,423,730.00 (Project ST2605). *(Staff Contact: Randy Morrison, PE, Director of Capital Engineering)*

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.4 Implement the city's Capital Improvement Program 2.5 Develop and maintain facilities and utility services

SUMMARY:

The Hulen Street Extension project includes the full design and construction of a new roadway corridor extending from the intersection of State Highway 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.), which will include roadway improvements, shared-use paths, master plan water and sewer facilities and storm drainage infrastructure. This corridor will serve as a major north south arterial and support long-term mobility needs in accordance with the City's transportation and utility master plans.

The City contracted with Halff Associates, Inc. in October 2017 to design the water and sewer facilities within the Hulen extension limits and develop a schematic design for the Hulen St. Extension. The plans reached 90% completion and the project was put on hold. Halff Associates is uniquely qualified to design the current planned Hulen Street Extension Project. Their prior work on the design of the sewer and water facilities in this corridor provides them with a strong understanding of existing conditions, design constraints, and integration requirements. Because they are already familiar with the area's infrastructure and project history, Halff may also offer

meaningful economies of scale that can reduce duplication of effort and improve overall project efficiency.

This contract is for professional services as defined under Texas Government Code Chapter 2254, Professional Services Procurement Act. In accordance with Chapter 2254, professional service providers must be selected on the basis of demonstrated competence and qualifications rather than price. Halff Associates, Inc. has been determined by staff to be the most qualified provider for the required services based on a Qualifications Based Selection. In compliance with Chapter 2254, the City has negotiated a contract with Halff Associates, Inc. at a fair and reasonable price. Staff has determined that this procurement meets the statutory requirements for the selection of professional services and is in compliance with applicable law.

RECOMMENDATION:

Approve a professional engineering services agreement with Halff Associates, Inc. for the design of the Hulen St. Extension Project from SH 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.), in the amount of \$1,294,300.00, with a contingency of \$129,430.00, for a total design cost of \$1,423,730.00 (Project ST2605).

PRIOR ACTION/INPUT (Council, Boards, Citizens):

N/A

REFERENCE:

N/A

FISCAL IMPACT:

Proposed Expenditure/Revenue: \$1,423,730.00
 Account Number(s): 4403101 72010
 Fund: 4A Bond Funds
 Account Description: 4A Bond - Design
 Procurement Method: Qualification Based Selection

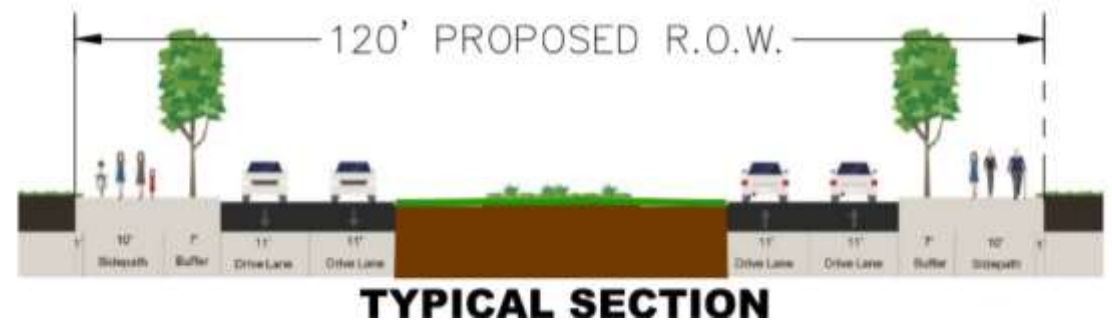
STAFF CONTACT:

Randy Morrison, PE
 Director of Capital Engineering
rmorrison@burlesontx.com
 817-426-9612

Hulen St. Extension from Wilshire Blvd. (SH 174) to John Jones Dr. (FM 731) *Professional Services Agreement, CIP Amendment & Reimbursement Resolution*

PRESENTED TO THE CITY COUNCIL

AUGUST 03, 2026



Project Background

- The Hulen Street Extension project includes the full design and construction of a new roadway corridor extending from the intersection of State Highway 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.).
- This corridor will serve as a major north-south arterial and support long-term mobility needs in accordance with the City's transportation and utility master plans.
- Hulen is a Principal Arterial in the 2023 Master Thoroughfare Plan.
- The Hulen Extension will support future development opportunities.



Project Background



- The City contracted with Halff Associates, Inc. in October 2017 to design the water and sewer facilities within the Hulen extension limits and develop a schematic design for the Hulen St. Extension.
- The plans reached 90% completion and the project was put on hold.
- Halff Associates is uniquely qualified to design the Hulen Street extension, with their previous work on the area's sewer and water facilities providing both continuity and potential economies of scale.



Professional Services Agreement Scope

Professional Services Agreement Proposal:

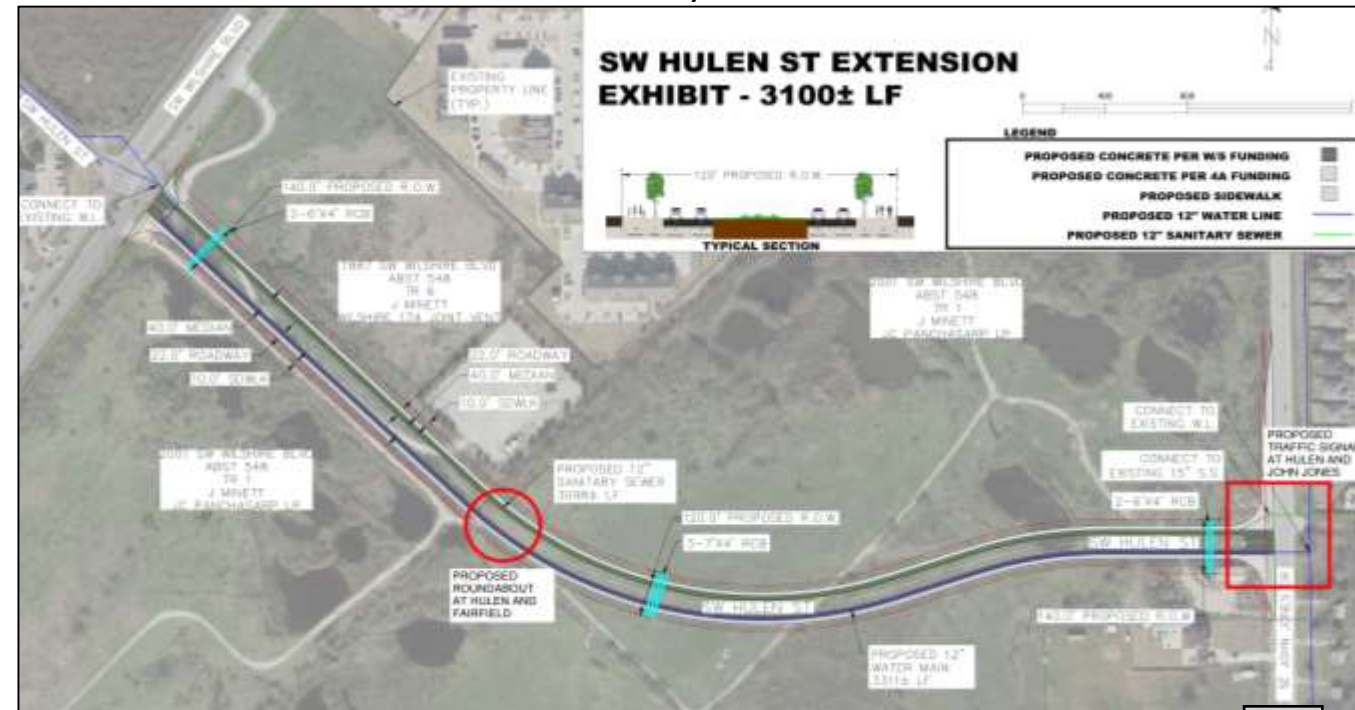
Halff Associates, Inc. shall perform the project management, coordination, permitting, field and institutional data collection, hydraulic and hydrologic analysis, environmental, traffic analysis and design services necessary to prepare ready to advertise construction documents for connecting SW Hulen Street between SH 174 (SW Wilshire Boulevard) and FM 731 (SE John Jones Drive) along with the design of intersection improvements at the future Fairfield Parkway and SW Hulen Street.

Basic Services

- Project Management and Coordination
- Field Data Collection
- Traffic Engineering
- Environmental Services
- Hydraulics and Hydrology
- Design
- ROW and Easements
- Bidding and Construction Administration

Special Services

- LOSA and NEPA Services
- Structural Services



Project Budget

Professional Services Agreement Proposal:

Engineering Services (Basic Services):	\$1,140,100.00
Special Services:	\$154,200.00
Contract Amount	\$1,294,300.00
◦ <i>Contingency (10%):</i>	\$129,430.00
Total Design Contract Cost:	\$1,423,730.00

Proposed Project Budget:

Design:	\$1,510,000
Construction:	\$12,621,300
ED&P:	\$706,600
Total Project:	\$14,837,900

Timeline

Contract Award: July 20, 2026

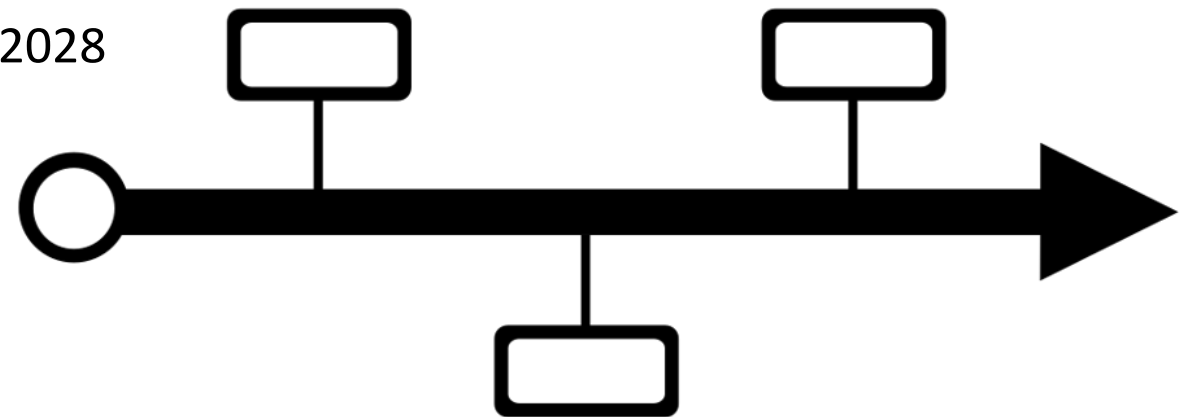
Notice to Proceed: July 2026

Estimated Design Completion: 2nd Quarter 2027

Anticipated Bid: 2nd Quarter 2027

Estimated Construction Time: 9 months

Estimated Construction Completion: 1st Quarter 2028



Proposed CIP Amendment FY26 – FY30

CIP Changes

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY

Project #	Project Title	Change Summary	Priority Ranking
ST2605	Hulen Street Extension from SH 174 to John Jones Drive	Adding the Hulen Street Extension to the CIP and adding \$1,585,500 in 4A CO Bond funding for FY 26 to fund the design and ED&P to initiate the project.	Recommended

4A CIP FY26-30

Project #	4A Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
ST2301	Alsbury Blvd	\$4,001,277			\$5,000,000	\$5,000,000		\$10,000,000
DV2302	Lakewood Drive Extension	\$1,311,915			\$4,000,000			\$4,000,000
DV2901	Future Project					\$10,000,000		\$10,000,000
PK2311	West Side Infrastructure - Burleson Legacy Park	\$2,558,215	\$5,000,000					\$5,000,000
DV2601	Land Bank at HCP and I35W		\$6,026,519					\$6,026,519
ST2605	Hulen St Extension from SH 174 (Wilshire) to FM 731 (John Jones)		\$1,585,500					\$1,585,500
	Total	\$7,871,407	\$11,026,519 \$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$35,026,519 \$36,612,019

Notes

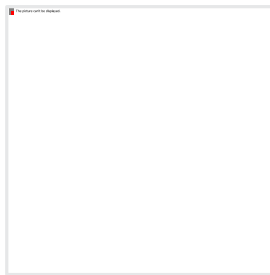
- The FY26 allocation for ST2605 Hulen St. Extension from SH 174 (Wilshire) to FM 731 (John Jones) will be included in the FY 27 bond issuance.
- The construction allocation for the ST2605 Hulen St. Extension from SH 174 (Wilshire) to FM 731 (John Jones) will be included in the proposed FY27-31 CIP.

Proposed CIP Amended Fund Summary

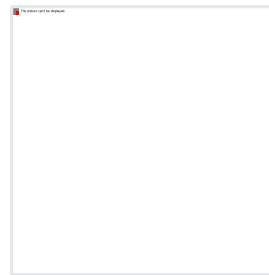
FUND SUMMARY	2026	2027	2028	2029	2030	FY26-30 TOTAL
General Government Bonds	\$22,287,307	\$41,545,314	\$7,652,000	\$7,883,497	\$14,443,000	\$93,811,118
Water Bonds	\$7,166,436	\$22,871,368	\$6,005,204	\$7,832,671	\$2,000,000	\$45,875,679
Sewer Bonds	\$30,729,606	\$18,741,654	\$10,245,000	\$5,310,000	\$7,462,500	\$72,488,760
TIF 2 Bonds	\$0	\$0	\$0	\$0	\$0	\$0
4A Bonds	\$12,612,019	\$0	\$9,000,000	\$15,000,000	\$0	\$36,612,019
4B Bonds	\$990,376	\$1,301,312	\$1,751,636	\$1,806,000	\$180,556	\$6,029,881
Cash / Other Funding	\$14,298,289	\$742,000	\$0	\$0	\$0	\$15,040,289
Total	\$88,084,033	\$85,201,648	\$34,653,840	\$37,832,168	\$24,086,056	\$269,857,746

Reimbursement Resolution

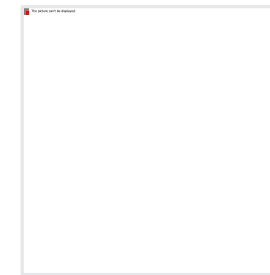
Reimbursement Resolution



Provides project funding prior to issuing the bonds not to exceed \$1,585,500



City anticipates issuing bonds during August 2027



The resolution is not an authorization to issue bonds

Recommendation

1. Approve an Ordinance amending the five-year Capital Improvement Plan (CIP) for Fiscal Year 2026-2030 (First and Final Reading).
2. Approve a resolution declaring intention to reimburse an amount not to exceed \$1,585,500 for certain capital expenditures with proceeds from debt; and placing time restrictions on the issuance of tax-exempt obligations.
3. Approve a professional engineering services agreement with Halff Associates, Inc. for the design of the Hulen St. Extension Project from SH 174 (Wilshire Blvd.) to FM 731 (John Jones Dr.), in the amount of \$1,294,300.00, with a contingency of \$129,430.00, for a total design cost of \$1,423,730.00 (Project ST2605).



Questions / Comments

Randy Morrison, PE, PMP, MCE
Director of Capital Engineering
rmorrison@burlesontx.com
817-426-9612

City Council Regular Meeting

DEPARTMENT: Finance

FROM: Kevin Hennessey, Director of Finance

MEETING: August 3, 2026

SUBJECT:

Receive a report, hold a discussion, and provide staff direction regarding the FY 2026-2027 (tax year 2026) property tax rates, and receive any additional feedback from the City Council regarding the annual budget for FY 2026-2027. *(Staff Contact: Kevin Hennessey, Director of Finance)*

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 High Performing City Organization Providing Exceptional, People Focused Services	1.4 Be a responsible steward of the city's financial resources by providing rates and fees that represent a strong value to our citizens; providing timely, accurate and transparent financial reporting; and utilizing long-range planning.

SUMMARY:

Senate Bill 2 went into effect in 2020. One key focus of this bill was placing a 3.5% cap on the Maintenance and Operations No New Revenue Rate (M&O NNRR) without going to the voters for approval. On June 15, 2026, the City Council approved a resolution directing the City Manager to prepare a budget calendar for the orderly adoption of the property tax rate and annual budget for FY 2026-2027, assuming a property tax rate that does not exceed the voter-approval rate. Shortly after July 25, 2026, the Johnson County Tax Assessor's Office will submit the City of Burleson's 2026 Tax Rate Calculation Worksheet (Comptrollers Form 50-856), to be reviewed by the Finance Department. This worksheet determines the following:

- **No New Revenue Rate (NNRR)** - total tax rate that would generate the same tax revenue from the same properties as the previous year
- **M&O NNRR** - M&O tax rate that would generate the same tax revenue from the previous year – General Fund

- **M&O Voter Approval Rate** - 3.5% of M&O NNRR
- **Debt Rate** - The debt service rate portion is the tax rate necessary to pay the taxing unit's debt payments in the coming year
- **Unused Increment Rate** - A taxing unit that did not use all its revenue growth may bank that unused growth as long as the taxing unit averaged below 3.5 percent of the voter-approval rate over three years
- **Voter Approval Rate (M&O Voter Approval Rate plus Debt Rate)** - NNRR times 1.035 plus the current Debt Tax Rate plus Unused Increment Rate

This presentation will cover the various rates calculated by the Johnson County Tax Assessor's Office.

RECOMMENDATION:

Staff recommends that the Council receive the report and provide any appropriate direction.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

On June 15, 2026, the City Council approved a resolution directing the City Manager to prepare a calendar for the orderly adoption of the property tax rate and annual operating budget for Fiscal Year 2026-2027 assuming a property tax rate that does not exceed the voter-approval rate.

REFERENCE:

N/A

FISCAL IMPACT:

The proposed tax rates are included as part of the FY 2026-2027 Proposed Budget.

STAFF CONTACT:

Kevin Hennessey
Director of Finance
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817-426-9648

City Council Regular Meeting

DEPARTMENT: Capital Engineering

FROM: Randy Morrison, Director of Capital Engineering

MEETING: August 3, 2026

SUBJECT:

Receive a report, hold a discussion, and provide staff direction regarding the proposed Fiscal Year 2026-2027 5-Year Capital Improvement Plan (CIP). *(Staff Contact: Randy Morrison, Capital Engineering Director)*

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.4 Implement the city's Capital Improvement Program 2.5 Develop and maintain facilities and utility services

SUMMARY:

As part of the proposed budget process for Fiscal Year 2026-2027, staff will provide the City Council with a comprehensive overview of the proposed Capital Improvement Plan (CIP) for the General Government, Water and Sewer, 4A, and 4B funds, including projects currently programmed within the five-year plan, proposed modifications to project timing and funding sources, and recommendations previously discussed by the Infrastructure and Development Committee. The presentation will include discussions regarding projects proposed to be deferred beyond the current planning horizon, projects recommended for continued funding, and projects requiring future Council direction.

RECOMMENDATION:

Receive a report, hold a discussion, and provide staff direction regarding the proposed Fiscal Year 2026-2027 5-Year Capital Improvement Plan (CIP).

PRIOR ACTION/INPUT (Council, Boards, Citizens):

N/A

REFERENCE:

N/A

FISCAL IMPACT:

N/A

STAFF CONTACT:

Randy Morrison, PE
Director of Capital Engineering
rmorrison@burlesontx.com
817-426-9612

FY 2027-2031 Capital Improvement Plan Discussion

CITY COUNCIL PRESENTATION

AUGUST 03, 2026

Discussion Items

Current CIP

Proposed FY27 CIP

Unprogrammed
Project Considerations

Current CIP

Adopted June 15, 2026

General Government CIP FY26-30

Total Per Project (FY26-30)								
Project #	Project Name	Prior Allocations	2026	2027	2028	2029	2030	
GO BOND PROJECTS	ST2_50 Neighborhood Street Rebuilds		\$750,000					\$750,000
	FA2301 Police Expansion	\$5,200,000	\$15,955,907	\$16,409,500				\$32,365,407
	ST2306 Hulen at Wilshire Intersection	\$200,000		\$1,501,027				\$1,501,027
	Hulen Widening (SH174 to Candler) (Design 4 Lanes; Build 2 Lanes)	\$1,800,000		\$3,655,246				\$3,655,246
	ST2503 Elk, Hillside, & FM731- Ped. & Int. Improvements - Phase 1	\$427,804	\$15,275					\$15,275
	ST2704 Elk, Hillside, & FM731- Ped. & Int. Improvements - Phase 2		\$189,596	\$403,834				\$593,430
	FA2601 Fire Station #4				\$2,500,000		\$13,443,000	\$15,943,000
	ST2601 FM 1902 and CR 910 Pedestrian Mobility		\$300,000	\$1,189,901				\$1,489,901
	ST2801 Wilshire Blvd. (SH174) Construction Documents (Wicker Hill to City Limits)				\$750,000	\$1,130,015		\$1,880,015
	ST2306 Hulen Widening (SH174 to Candler) (Design 4 Lanes; Build 2 Lanes)	\$3,887,711	\$4,446,009	\$9,672,640				\$14,118,649
	FA2301 Police Expansion	\$9,926,911	\$1,116,274					\$1,116,274
	ST2704 Elk, Hillside, & FM731- Ped. & Int. Improvements - Phase 2			\$705,749				\$705,749
	ST2_50 Neighborhood Street Rebuilds	\$1,000,000		\$1,261,876	\$1,750,000	\$3,597,953	\$1,000,000	\$7,609,829
	167361 Quiet Zone at Dobson Street and County Road 714			\$1,045,541				\$1,045,541
	ST2309 Village Creek Parkway Expansion (Tarrant Co. Bond 50% Match)	\$3,725,410	\$3,289,059					\$3,289,059
	ST2603 Wicker Hill and Greenridge Reconstruction		\$1,200,000	\$5,700,000				\$6,900,000
	ST2651 CR 914 Reconstruction from CR 914A to CR1021		\$1,000,000					\$1,000,000
	ST2604 Hulen St. & BNSF RR Grade Separation		\$5,140,000					\$5,140,000
	FA2601 City Hall EV Charger		\$332,476	\$92,000				\$424,476
	CE2601 Two New Ambulances		\$1,326,000					\$1,326,000
	CE2602 One Replacement Street Sweeper		\$325,000					\$325,000
	CE2603 CAD Replacement Consoles		\$800,000					\$800,000
	CE2801 Four Replacement Ambulances				\$2,652,000			\$2,652,000
	CE2901 One New Ladder Truck					\$2,438,197		\$2,438,197
	CE2902 One New Brush Truck					\$367,332		\$367,332
	CE2903 One Replacement BearCat					\$350,000		\$350,000
	Total	\$26,167,836	\$36,185,596	\$41,637,314	\$7,652,000	\$7,883,497	\$14,443,000	\$107,801,407

Water and Sewer CIP FY26-30

Project #	Water Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
WW2_90	Waterline Rehabilitation		\$1,931,621	\$664,469	\$2,899,954	\$2,000,000	\$2,000,000	\$9,496,044
WA2302	12" Willow Creek Waterline Looping	\$205,818		\$924,000				\$924,000
WA2403	Upper Pressure Plane Waterline Looping	\$280,063		\$1,144,221				\$1,144,221
WA2301	Industrial Blvd Pump Station Expansion & Alsbury Pump Station Decommission	\$22,779,986	\$5,082,815					\$5,082,815
WA2401	Hulen Ground Storage Tank Rehabilitation		\$152,000	\$1,354,557				\$1,506,557
WA2502	Mountain Valley EST and GST Demolition			\$84,395	\$752,233			\$836,628
ST2306	16" Hulen Street Waterline	\$464,889		\$4,803,180				\$4,803,180
WA2503	12" Waterline Loop for Mountain Valley			\$410,248	\$1,072,813			\$1,483,061
WA2306	Offsite Water Supply from Fort Worth	\$2,845,206		\$13,486,298				\$13,486,298
WA2802	Hulen Pump Station Expansion				\$105,000	\$1,195,500		\$1,300,500
WA2801	New Mountain Valley 0.75 MG EST				\$475,000	\$3,200,000		\$3,675,000
WA2701	Turkey Peak Elevated Storage Tank Rehabilitation				\$200,211	\$1,437,171		\$1,637,382
WA2702	Hidden Creek Pkwy Tank Rehab				\$499,993			\$499,993
	Water Total	\$26,575,962	\$7,166,436	\$22,871,368	\$6,005,204	\$7,832,671	\$2,000,000	\$45,875,679

Project #	Sewer Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
WW2_90	Sewer Line Rehabilitation		\$1,449,443	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$13,449,443
WW2301	Trunk Relief Line (Town Creek Basin Parallel Buildout Interceptors)	\$3,386,196	\$24,178,034	\$3,500,000				\$27,678,034
WW2502	Parkview Dr Sewer Upsizing to 10"		\$139,285	\$1,000,558				\$1,139,843
WW2601	12" Wastewater line Replacement in Village Creek Basin (Golf Course)	\$317,776	\$2,454,224					\$2,454,224
177389	Parallel 24" Sewer from Village Creek to Oakbrook Dr.	\$783,935			\$3,780,000	\$2,310,000		\$6,090,000
WW2602	FM 917 and 35W Lift Station and Force Main		\$839,120	\$3,681,096				\$4,520,216
WW2605	Future Sewer Capacity Study		\$105,000					\$105,000
WW2603	Chisholm West Lift Station Force Main / Collector		\$913,500	\$6,510,000				\$7,423,500
ST2306	16" Hulen Street Sewer			\$1,050,000				\$1,050,000
WW2801	Hyder Ranch Masterplan Sewer (G-B, G-C & C-H)				\$3,465,000		\$4,462,500	\$7,927,500
WW2604	Legacy Hill Sewer Extension		\$651,000					\$651,000
	Sewer Total	\$4,487,907	\$30,729,606	\$18,741,654	\$10,245,000	\$5,310,000	\$7,462,500	\$76,976,667
	Water & Sewer Total	\$31,063,869	\$37,896,042	\$41,613,022	\$16,250,204	\$13,142,671	\$9,462,500	\$118,364,439

4A CIP FY26-30

Project #	4A Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
ST2301	Alsbury Blvd	\$4,001,277			\$5,000,000	\$5,000,000		\$10,000,000
DV2302	Lakewood Drive Extension	\$1,311,915			\$4,000,000			\$4,000,000
DV2901	Future Project					\$10,000,000		\$10,000,000
PK2311	West Side Infrastructure - Burleson Legacy Park	\$2,558,215	\$5,000,000					\$5,000,000
DV2601	Land Bank at HCP and I35W		\$6,026,519					\$6,026,519
	Total	\$7,871,407	\$11,026,519	\$0	\$9,000,000	\$15,000,000	\$0	\$35,026,519

4B CIP FY26-30

Project #	4B Projects Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
PK2601	Warren Park-Study		\$75,075					\$75,075
PC2701	Mistletoe Hill - Bathroom Addition			\$163,375				\$163,375
PK2502	Green Ribbon Phase 1	\$90,000	\$400,000					\$400,000
PC2601	Green Ribbon Phase 2		\$120,750	\$650,000				\$770,750
PK2602	Russell Farm - Master Plan		\$32,051					\$32,051
PC2605	Hidden Creek Softball Fields Demo		\$500,000					\$500,000
PC2651	Golf		\$262,500					\$262,500
PC2702	Bailey Lake - New Playground			\$523,687				\$523,687
PC2703	Mistletoe Hill			\$614,250				\$614,250
PC2709	New Community Park - Playground				\$787,500			\$787,500
PC2802	Bartlett - Playground Replacement				\$441,000			\$441,000
PC2803	Heberle - Park Improvements				\$352,800			\$352,800
PC2804	Elk Ridge Park - Bathroom Addition				\$170,336			\$170,336
PC2901	Chisenhall - Playground Replacement					\$546,000		\$546,000
PC2904	BRiCk Roof Replacement					\$1,260,000		\$1,260,000
PC3001	Claudia's Playground - Bathroom Addition						\$180,556	\$180,556
	Total	\$90,000	\$1,390,376	\$1,951,312	\$1,751,636	\$1,806,000	\$180,556	\$7,079,881

TIF CIP FY26-30

Project #	TIF 2 Project Name	Prior Allocations	2026	2027	2028	2029	2030	Total Per Project (FY26-30)
	TBD							\$0
	TBD							\$0
	Total	\$0	\$0	\$0	\$0	\$0	\$0	\$0

FY26-30 CIP Fund Summary

FUND SUMMARY	2026	2027	2028	2029	2030	FY26-30 TOTAL
General Government Bonds	\$22,287,307	\$41,545,314	\$7,652,000	\$7,883,497	\$14,443,000	\$93,811,118
Water Bonds	\$7,166,436	\$22,871,368	\$6,005,204	\$7,832,671	\$2,000,000	\$45,875,679
Sewer Bonds	\$30,729,606	\$18,741,654	\$10,245,000	\$5,310,000	\$7,462,500	\$72,488,760
TIF 2 Bonds	\$0	\$0	\$0	\$0	\$0	\$0
4A Bonds	\$11,026,519	\$0	\$9,000,000	\$15,000,000	\$0	\$35,026,519
4B Bonds	\$990,376	\$1,301,312	\$1,751,636	\$1,806,000	\$180,556	\$6,029,881
Cash / Other Funding	\$14,298,289	\$742,000	\$0	\$0	\$0	\$15,040,289
Total	\$86,498,533	\$85,201,648	\$34,653,840	\$37,832,168	\$24,086,056	\$268,272,246

FY27-31 PROPOSED CIP

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY

PROJECT #	PROJECT TITLE	CHANGE SUMMARY	PRIORITY DESIGNATION
ST2_50	Neighborhood Street Rebuild Program	Added FY31 Street Rehab (\$1 million) allocation to continue annual rehab program.	Necessary
ST2305	Renfro & Johnson Pedestrian Improvements	Added \$649,044 in FY27 to program available sidewalk escrow funding (\$469,044) and TIF non-bond funding (\$180,000) to fully fund project.	Necessary
ST2306	Hulen Widening (SH174 to Candler)	Added additional allocations in FY27 to appropriate available fund balance dollars: -\$642,802.96 Non-Bond Capital -\$1,295,547.23 Street Impact Fee Service Area A & B - FY25 transfer from ST2309 Village Creek Parkway of \$994,329.69 in CO Bond funding. -\$23,722 GO Bond Fund Balance -\$91,679 CO Bond Fund Balance	Mandatory
ST2309	Village Creek Parkway Expansion (Tarrant Co. Bond 50% Match)	The Village Creek Parkway Expansion project includes a number of allocation changes but results in a net change of \$0. In FY 27 an additional allocation of \$994,329.69 from Impact Fee Service Area C, which will be offset by transferring prior CO Bond allocations from FY25 to the ST2306 Hulen Widening Project.	Mandatory
ST2601	FM 1902 and CR 910 Pedestrian Mobility	Moved FY27 allocation to FY28 to align with project schedule.	Mandatory
ST2605	Hulen Street Extension from SH 174 to John Jones Drive	Added \$13,252,400 allocation of 4A funding in FY27 for the construction and ED&P phases of the Hulen St. Extension Project.	Recommended
ST2705	Mobility Plan Update & Impact Fee Assessment	Added \$325k allocation of Street Impact Fees in FY27 to update the Mobility Master Plan and Impact Fee Assessment per recommendation by I&D Committee on 3/25/26.	Necessary
ST2706	SH174 HSIP Traffic Signal Improvements	Added \$469,276 allocation in FY27 for this new grant funded project. The allocation includes \$363,848 in grant reimbursement and \$105,428 in CO Bond funding.	Mandatory
FA2301	Police HQ Expansion	Added \$207,000 allocation in FY27 to appropriate available fund balance in the Public Safety CO Bond fund for construction of PD HQ Expansion.	Mandatory
FA2701	Library Bathroom Renovation	Added \$223,650 allocation in FY27 from interest income non-bond funding.	Recommended
WW2_90	Water & Sewer Rehab Program	Added FY31 Water (\$2 million) and Sewer (\$3 million) allocation to continue annual rehab program. Also changed the annual allocation for FY27-FY31 to show \$2,000,000 annually as non-bond funding, which will come from interest revenue annually.	Necessary

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY

PROJECT #	PROJECT TITLE	CHANGE SUMMARY	PRIORITY DESIGNATION
WA2403	Upper Pressure Plane Water Line Looping	Moved \$472,757 of the FY27 allocation from Water Bond funding to Water Impact Fee fund to program the available fund balance.	Recommended
WA2502	Mountain Valley EST and GST Demolition	Removed Project from CIP and moved improvements to WA3001.	Recommended
WA2703	Renfro Widening Utility Relocations	Added Design and ED&P funding to FY27 to initiate Design in preparation for TxDOT to advance Construction.	Mandatory
WA2705	Water/Wastewater Master Plan Update & Impact Fee Assessment	Added \$325k allocation of Water/Sewer Impact Fees in FY27 to update the Water and Wastewater Masterplan and Impact Fee Assessment per recommendation by I&D Committee on 3/25/26.	Necessary
WA2801	New Mountain Valley 0.75 MG EST	Removed Project from CIP and moved improvements to WA3001.	Recommended
WA3001	Mountain Valley Storage Tank Replacement	Combined the two Mountain Valley storage tank projects as one. Also moved allocation to FY30 and FY 31 and escalated costs.	Recommended
WA3101	12" Waterline Loop for Mountain Valley	Moved FY27 and FY28 allocations to FY31 and escalated costs.	Recommended
WA3102	Hulen Pump Station Expansion	Moved FY28 and FY29 allocations to FY31 and escalated costs.	Recommended
P177389	Parallel 24in Sewer Village Creek to Oakbrook Dr.	Moved FY28 and FY29 allocations to FY31 and escalated costs.	Necessary
WW2301	Trunk Relief Line (Town Creek Basin Parallel Buildout Interceptors)	Moved \$256,953 of the FY27 allocation from Sewer Bond funding to Sewer Impact Fee fund to program the available fund balance.	Necessary
WW2502	Parkview Dr. Sewer Upsizing to 10"	Removing project from CIP. Improvements will be covered under WW2_90 Water & Sewer Rehab Program with other neighborhood sewer improvements in the area.	Necessary
WW2601	12" Wastewater Line Replacement in Village Creek Basin	Added FY27 allocation to address project cost increases due to rerouting sewer in Hidden Creek Pkwy to avoid golf course impacts.	Necessary
WW2603	Chisholm West Lift Station Force Main / Collector	Moved \$5,000,000 of FY27 allocation from Sewer Bond funding to Reimbursement to capture future development reimbursements from Chisholm Summit and Tall Grass.	Mandatory
WW2701	Sewer Capacity Increase from Fort Worth	Added FY27 allocation to fund the cost of purchasing additional sewer capacity from the City of Fort Worth to accommodate current growth projections.	Necessary
WW2801	Hyder Ranch Masterplan Sewer	Moved FY28 and FY30 allocation to Unprogrammed due to uncertainty in development timing.	Recommended

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY

PROJECT #	PROJECT TITLE	CHANGE SUMMARY	PRIORITY DESIGNATION
PK2311	Burleson Legacy Park	Added additional allocations in FY27 for available funding. -\$12,143.72 4A Non-Bond Capital -\$30,129.85 4B Non-Bond Capital	Recommended
PC2701	Mistletoe Hill - Restroom Addition	Removed Project from CIP and moved improvements to PC2809.	Recommended
PC2703	Mistletoe Hill	Removed Project from CIP and moved improvements to PC2809.	Recommended
PC2702	Bailey Lake - New Playground	FY27 allocation moved to unprogrammed.	Desired
PC2707	BRiCk - Locker Room Remodel	Added \$763,350 as FY27 allocation.	Necessary
PC2708	BRiCk - Outdoor Pool Replaster and Tile	Added \$236,650 as FY27 allocation.	Necessary
PC2709	Burleson Legacy Park - Playground	Moved FY28 allocation (\$787,500) to FY27 and increased by \$1,601,912 to fully fund project to align with grant scope.	Recommended
PC2710	Russell Farm - Boron Home Fireplace Repair	Added \$107,100 allocation in FY27 from interest income non-bond funding.	Mandatory
PC2711	Village Creek Trail e/o I35W (Town Creek Sewer)	Added new project per Council request to fund the design and right-of-way acquisition for the future Village Creek Trail e/o I35W to follow the Town Creek Sewer alignment. Added \$431,000 in FY27 to appropriated available Park Zone 3 (\$197,611.42) and Park Development - Zone 3 (\$234,077.82) development fee funding.	Recommended
PC2712	BRiCk - Alarm System Phase 2	Added \$112,300 allocation in FY27 from interest income non-bond funding.	Recommended
PC2804	Elk Ridge Park - Bathroom Addition	FY28 allocation moved to unprogrammed.	Recommended
PC2808	Green Ribbon Phase 3	Added Design and ED&P funding to FY28 to initiate Design to prepare for the next round of Green Ribbon grant funding.	Recommended
PC2809	Mistletoe Hill	Combined the two FY27 Mistletoe Hill Projects as one. Also moved allocation to FY28 and escalated costs.	Recommended
PC2901	Chisenhall - Playground Replacement	FY29 allocation shifted from 4B Bond to Non-Bond/Cash to allocate future sponsorship revenue from SFC.	Recommended
PC2904	BRiCk Roof Replacement	Increased FY29 allocation to \$1,500,000.	Necessary
PC2906	Heberle - Park Improvements	Moved FY28 allocation to FY29 and escalated costs.	Necessary

STREETS, SIDEWALKS AND DRAINAGE PROJECTS												
Project #	Project Information	Project Phase	Prior Allocations	5-Year Capital Improvement Plan						Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
				Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost			
ST2_50	Neighborhood Street Rebuild Program Project Limits: Various Neighborhood Streets Project Description: Neighborhood street rehab program that includes reconstruction of roadway surface and reconstruction of related concrete curb & gutter, drive approaches and sidewalks.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	1,201,876	1,665,000	3,418,453	952,500	952,500	8,190,329	8,190,329	-	8,190,329
		Owner ED&P	-	60,000	85,000	179,500	47,500	47,500	419,500	419,500	-	419,500
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	1,261,876	1,750,000	3,597,953	1,000,000	1,000,000	8,609,829	8,609,829	-	8,609,829
ST2305	Renfro & Johnson Pedestrian Improvements Project Limits: Along Renfro Street from Wildshire to Wilson St. Project Description: Sidewalk improv. and crosswalks along Renfro St. from SH174 to Wilson St. and intersection improvements at Renfro and Johnson.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	166,077	-	-	-	-	-	-	166,077	-	166,077
		Construction	916,393	284,980	-	-	-	-	284,980	1,201,373	-	1,201,373
		Owner ED&P	65,500	289,064	-	-	-	-	289,064	354,564	-	354,564
		Right of Way / Land	-	75,000	-	-	-	-	75,000	75,000	-	75,000
		Total Cost	1,147,970	649,044	-	-	-	-	649,044	1,797,013	-	1,797,013
ST2704	Elk, Hillside & FM731- Ped. & Int. Improvements - Phase 2 Project Limits: Hillside between Elk and FM 731 Project Description: Design & construction of an additional 10-foot wide trail on Hillside Drive; intersection improvements at Elk and Hillside & Hillside and FM731	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	182,096	-	-	-	-	-	-	182,096	-	182,096
		Construction	-	1,057,583	-	-	-	-	1,057,583	1,057,583	-	1,057,583
		Owner ED&P	7,500	52,000	-	-	-	-	52,000	59,500	-	59,500
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	189,596	1,109,583	-	-	-	-	1,109,583	1,299,179	-	1,299,179
ST2601	FM 1902 and CR 910 Pedestrian Mobility Project Limits: Along CR910 and FM1902 from Caddo Grove Elementary and JC Lofin Middle School to Bluebird Meadows Subdivision Project Description: Design and construction of a 10-foot wide trail along CR910 and FM1902, including the addition of a traffic signal at Owl Parkway	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	285,000	-	-	-	-	-	-	285,000	-	285,000
		Construction	-	-	1,134,901	-	-	-	1,134,901	1,134,901	-	1,134,901
		Owner ED&P	15,000	-	55,000	-	-	-	55,000	70,000	-	70,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	300,000	-	1,189,901	-	-	-	1,189,901	1,489,901	-	1,489,901
ST2301	Alsbery Ph. 3 - Widening to CR 914 Project Limits: Alsbery Blvd from Prairie Grove Lane to CR 914 Project Description: Construction of four lanes of Alsbery Blvd (CR1020) from Prairie Grove Lane to CR914; Construction of 10' shared use paths	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	2,524,856	-	-	-	-	-	-	2,524,856	-	2,524,856
		Construction	-	-	-	-	-	-	-	-	42,502,220	42,502,220
		Owner ED&P	435,144	-	250,000	250,000	-	-	500,000	935,144	2,125,111	3,060,255
		Right of Way / Land	3,541,277	-	4,750,000	4,750,000	-	-	9,500,000	13,041,277	-	13,041,277
		Total Cost	6,501,277	-	5,000,000	5,000,000	-	-	10,000,000	16,501,277	44,627,331	61,128,608

Note: This plan can be funded using the current I&S tax rate targets as presented with the FY26 Budget adoption.

STREETS, SIDEWALKS AND DRAINAGE PROJECTS												
Project #	Project Information	Project Phase	Prior Allocations	5-Year Capital Improvement Plan								
				Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
ST2306	Hulen Widening (SH174 to Candler) Project Limits: Hulen Street from SH174 to Candler Project Description: Hulen expansion from two lanes to 4 lanes within ultimate 6-lane right-of-way; 10' shared use path on each side; 16" waterline and sewer extensions; Signalization of Candler and Hulen intersection	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	2,256,223	4,353	-	-	-	-	4,353	2,260,576	-	2,260,576
		Construction	6,365,453	19,557,740	-	-	-	-	19,557,740	25,923,193	-	25,923,193
		Owner ED&P	329,755	1,120,000	-	-	-	-	1,120,000	1,449,755	-	1,449,755
		Right of Way / Land	2,721,507	2,053,751	-	-	-	-	2,053,751	4,775,259	-	4,775,259
		Total Cost	11,672,938	22,735,844	-	-	-	-	22,735,844	34,408,783	-	34,408,783
PT67361	Quiet Zone at Dobson Street and County Road 714 Project Limits: At Dobson Street and County Road 714 Project Description: Construction of safety improvements to the railroad crossing at Dobson St. and CR 714 to establish a Quiet Zone	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	397,626	-	-	-	-	-	-	397,626	-	397,626
		Construction	984,658	995,541	-	-	-	-	995,541	1,980,199	-	1,980,199
		Owner ED&P	162,575	50,000	-	-	-	-	50,000	212,575	-	212,575
		Right of Way / Land	111,426	-	-	-	-	-	-	111,426	-	111,426
		Total Cost	1,656,285	1,045,541	-	-	-	-	1,045,541	2,701,826	-	2,701,826
ST2309	Village Creek Parkway Expansion (Tarrant Co. Bond 50% Match) Project Limits: Village Creek Parkway / Stone Road from Alsbury Blvd. to McCall St. Project Description: Reconstruction of existing 2-lane undivided asphalt section to 4-lane divided concrete section with median, curb & gutter, storm drainage, street lighting, sidewalk & 10' shared use trail	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	712,827	-	-	-	-	-	-	712,827	-	712,827
		Construction	5,145,006	994,330	-	-	-	-	994,330	6,139,336	-	6,139,336
		Owner ED&P	259,000	-	-	-	-	-	-	259,000	-	259,000
		Right of Way / Land	130,418	-	-	-	-	-	-	130,418	-	130,418
		Total Cost	6,247,251	994,330	-	-	-	-	994,330	7,241,581	-	7,241,581
DV2302	Lakewood Drive Extension Project Limits: Lakewood between CR 1902 and Chisholm Trail Parkway Project Description: Design of Lakewood Dr. Extension to Chisholm Trail Parkway and CR 1902 realignment	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	1,385,865	-	-	-	-	-	-	1,385,865	-	1,385,865
		Construction	-	-	3,820,000	-	-	-	3,820,000	3,820,000	28,000,000	31,820,000
		Owner ED&P	-	-	180,000	-	-	-	180,000	180,000	-	180,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	1,385,865	-	4,000,000	-	-	-	4,000,000	5,385,865	28,000,000	33,385,865
ST2603	Wicker Hill and Greenridge Reconstruction Project Limits: Wicker Hill from SH174 to Greenridge and from Greenridge to the west approx. 1200'; Greenridge from Wicker Hill to Aurora Hills Tr. Project Description: Project includes the design, right-of-way acquisition and construction for the widening of Wicker Hill Rd. and Greenridge Dr.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	560,339	-	-	-	-	-	-	560,339	-	560,339
		Construction	-	5,508,324	-	-	-	-	5,508,324	5,508,324	-	5,508,324
		Owner ED&P	63,118	191,676	-	-	-	-	191,676	254,794	-	254,794
		Right of Way / Land	576,543	-	-	-	-	-	-	576,543	-	576,543
		Total Cost	1,200,000	5,700,000	-	-	-	-	5,700,000	6,900,000	-	6,900,000

Note: This plan can be funded using the current I&S tax rate targets as presented with the FY26 Budget adoption.

STREETS, SIDEWALKS AND DRAINAGE PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
ST2605	Hulen Street Extension from SH 174 to John Jones Drive Project Limits: State Highway 174 (Wilshire Blvd) to FM 731 (John Jones Dr) Project Description: The Hulen Street Extension project includes the full design and construction of a new roadway corridor extending from the intersection of SH 174 to John Jones Dr.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	1,510,000	-	-	-	-	-	-	1,510,000	-	1,510,000
		Construction	-	12,621,300	-	-	-	-	12,621,300	12,621,300	-	12,621,300
		Owner ED&P	75,500	631,100	-	-	-	-	631,100	706,600	-	706,600
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	1,585,500	13,252,400	-	-	-	-	13,252,400	14,837,900	-	14,837,900
ST2705	Mobility Plan Update & Impact Fee Assessment Project Limits: City Wide Project Description: Mobility Plan Update & Impact Fee Assessment	Study / Planning	-	325,000	-	-	-	-	325,000	325,000	-	325,000
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	325,000	-	-	-	-	325,000	325,000	-	325,000
ST2706	SH174 HSIP Traffic Signal Improvements Project Limits: SH174 @ Hillery, Renfro, Tarrant/Elison, Newton, Summercrest/Gardens, McNairn/Hidden Creek and Chamber Project Description: Installation of new traffic signal heads, reflective backplates, pedestrian countdown heads and ped pushbuttons along SH174	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	45,000	-	-	-	-	45,000	45,000	-	45,000
		Construction	-	404,276	-	-	-	-	404,276	404,276	-	404,276
		Owner ED&P	-	20,000	-	-	-	-	20,000	20,000	-	20,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	469,276	-	-	-	-	469,276	469,276	-	469,276
ST2801	SH174 Widening Ph.2 (Schematic and Environmental) Project Limits: SH174 from Wicker Hill to City Limits Project Description: Widening SH174 (Wilshire Blvd.) to the inside from four to six lanes	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	713,500	1,055,015	-	-	1,768,515	1,768,515	-	1,768,515
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	36,500	75,000	-	-	111,500	111,500	-	111,500
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	750,000	1,130,015	-	-	1,880,015	1,880,015	-	1,880,015
Street, Sidewalks and Drainage Total Fiscal Year Cost:			31,886,683	47,542,893	12,689,901	9,727,968	1,000,000	1,000,000	71,960,762	103,847,445	72,627,331	176,474,776

WATER AND SEWER PROJECTS												
Project #	Project Information	Project Phase	Prior Allocations	5-Year Capital Improvement Plan								
				Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
WW2_90	Water & Sewer Rehab Program Project Limits: Various City Streets & Easements Project Description: Water & Sewer rehab program includes the replacement of aging water & sewer infrastructure and the related trench resurfacing and pavement replacement.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	3,489,969	5,493,821	4,762,500	4,762,500	4,762,500	23,271,290	23,271,290	-	23,271,290
		Owner ED&P	-	174,500	406,133	237,500	237,500	237,500	1,293,133	1,293,133	-	1,293,133
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	3,664,469	5,899,954	5,000,000	5,000,000	5,000,000	24,564,423	24,564,423	-	24,564,423
WA2302	12"Willow Creek Waterline Looping Project Limits: Fairway View Drive to the future Mountain Valley Ph. 3 Project Description: Construction of a 12" water line from the existing 12" water line on Fairway View Drive to the future Mountain Valley Ph. 3	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	210,976	-	-	-	-	-	-	210,976	-	210,976
		Construction	-	880,000	-	-	-	-	880,000	880,000	-	880,000
		Owner ED&P	35,308	44,000	-	-	-	-	44,000	79,308	-	79,308
		Right of Way / Land	32,164	-	-	-	-	-	-	32,164	-	32,164
		Total Cost	278,448	924,000	-	-	-	-	924,000	1,202,448	-	1,202,448
WA2306	Offsite Water Supply from Fort Worth Project Limits: Transmission main runs along Village Creek Parkway and Boone Road Project Description: Design and construction of a 24" water pipeline to increase the City's water volume on east side entry-point from 2MGD to 13MGD	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	3,495,699	-	-	-	-	-	-	3,495,699	-	3,495,699
		Construction	-	12,836,298	-	-	-	-	12,836,298	12,836,298	-	12,836,298
		Owner ED&P	507	650,000	-	-	-	-	650,000	650,507	-	650,507
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	3,496,206	13,486,298	-	-	-	-	13,486,298	16,982,504	-	16,982,504
WA2401	Hulen Ground Storage Tank Rehabilitation Project Limits: Hulen Pump Station Site Project Description: Design and construction of a rehabilitation improvements to the existing ground storage tanks at Hulen Pump Station	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	110,300	-	-	-	-	-	-	110,300	-	110,300
		Construction	34,700	1,291,557	-	-	-	-	1,291,557	1,326,257	-	1,326,257
		Owner ED&P	7,000	63,000	-	-	-	-	63,000	70,000	-	70,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	152,000	1,354,557	-	-	-	-	1,354,557	1,506,557	-	1,506,557
WA2403	Upper Pressure Plane Water Line Looping Project Limits: High Country to Chisenhall Fields; Everest to Dobson; Dobson to Hidden Ridge Project Description: Design and construction of three waterlines to improve water reliability	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	230,653	-	-	-	-	-	-	230,653	-	230,653
		Construction	-	1,077,838	-	-	-	-	1,077,838	1,077,838	-	1,077,838
		Owner ED&P	12,537	100,000	-	-	-	-	100,000	112,537	-	112,537
		Right of Way / Land	60,920	-	-	-	-	-	-	60,920	-	60,920
		Total Cost	304,110	1,177,838	-	-	-	-	1,177,838	1,481,948	-	1,481,948

Note: This plan can be funded using the Water and Sewer rates as planned and presented with the FY27 Budget Proposal.

WATER AND SEWER PROJECTS												
Project #	Project Information	Project Phase	Prior Allocations	5-Year Capital Improvement Plan						Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
				Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost			
WA2701	Turkey Peak Elevated Storage Tank Rehabilitation Project Limits: Turkey Peak Pump Station Site Project Description: Design and construction of a rehabilitation improvements to the existing elevated storage tank at Turkey Peak Pump Station	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	190,211	-	-	-	190,211	190,211	-	190,211
		Construction	-	-	-	1,367,171	-	-	1,367,171	1,367,171	-	1,367,171
		Owner ED&P	-	-	10,000	70,000	-	-	80,000	80,000	-	80,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	200,211	1,437,171	-	-	1,637,382	1,637,382	-	1,637,382
WA2702	Hidden Creek Pkwy Tank Rehab Project Limits: Hidden Creek Pkwy Pump Station Site Project Description: Design and construction of a rehabilitation improvements to the existing elevated storage tank at Hidden Creek Pkwy Pump Station	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	475,993	-	-	-	475,993	475,993	-	475,993
		Construction	-	-	-	-	-	-	-	-	5,000,000	5,000,000
		Owner ED&P	-	-	24,000	-	-	-	24,000	24,000	225,000	249,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	499,993	-	-	-	499,993	499,993	5,225,000	5,724,993
WA2703	Renfro Widening Utility Relocations Project Limits: Renfro e/o I 35W Project Description: Design and construction costs for the relocation and adjustment of City utilities within the limits of TuOOT Project	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	280,000	-	-	-	-	280,000	280,000	-	280,000
		Construction	-	-	-	-	-	-	-	-	2,800,000	2,800,000
		Owner ED&P	-	14,000	-	-	-	-	14,000	14,000	136,000	150,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	294,000	-	-	-	-	294,000	294,000	2,936,000	3,230,000
WA2705	Water/Wastewater Master Plan Update & Impact Fee Assessment Project Limits: City Wide Project Description: Water/Wastewater Master Plan Update & Impact Fee Assessment	Study / Planning	-	325,000	-	-	-	-	325,000	325,000	-	325,000
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	325,000	-	-	-	-	325,000	325,000	-	325,000
WA3001	Mountain Valley Storage Tank Replacement Project Limits: Mountain Valley Ground Storage Tank Site Project Description: The project includes the demolition of the existing elevated and ground storage tanks and construction of a new 0.75 MG elevated storage tank	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	608,200	-	608,200	608,200	-	608,200
		Construction	-	-	-	-	-	4,300,000	4,300,000	4,300,000	-	4,300,000
		Owner ED&P	-	-	-	-	30,400	215,000	245,400	245,400	-	245,400
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	-	-	638,600	4,515,000	5,153,600	5,153,600	-	5,153,600

Note: This plan can be funded using the Water and Sewer rates as planned and presented with the FY27 Budget Proposal.

WATER AND SEWER PROJECTS												
Project #	Project Information	Project Phase	Prior Allocations	5-Year Capital Improvement Plan								
				Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
WA3101	12" Waterline Loop for Mountain Valley Project Limits: CR 802 from Clubhouse Dr to north 3300LF Project Description: The project consists of the construction of a 12-inch water line along CR 802 from the proposed 12-inch water line to the existing 12-inch waterline on Shoreline Drive	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	178,000	178,000	178,000	-	178,000
		Construction	-	-	-	-	-	1,275,000	1,275,000	1,275,000	-	1,275,000
		Owner ED&P	-	-	-	-	-	89,100	89,100	89,100	-	89,100
		Right of Way / Land	-	-	-	-	-	330,000	330,000	330,000	-	330,000
		Total Cost	-	-	-	-	-	1,872,100	1,872,100	1,872,100	-	1,872,100
WA3102	Hulen Pump Station Expansion Project Limits: Hulen Pump Station Site Project Description: Design and construction of a 2.56 MGD pump station expansion at the Hulen Pump Station to serve the Upper Pressure Plane	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	120,000	120,000	120,000	-	120,000
		Construction	-	-	-	-	-	1,300,000	1,300,000	1,300,000	-	1,300,000
		Owner ED&P	-	-	-	-	-	71,000	71,000	71,000	-	71,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	-	-	-	1,491,000	1,491,000	1,491,000	-	1,491,000
P177389	Parallel 24in Sewer Village Creek to Oakbrook Dr. Project Limits: Village Creek to FM731 & FM731 to Oakbrook Dr. Project Description: Sewer interceptor parallel to the existing 15 inch line conveying wastewater flow from the Willow Creek Basin	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	599,642	-	-	-	-	-	-	599,642	-	599,642
		Construction	-	-	-	-	-	6,334,000	6,334,000	6,334,000	-	6,334,000
		Owner ED&P	9,293	-	-	-	-	316,700	316,700	325,993	-	325,993
		Right of Way / Land	175,000	-	-	-	-	-	-	175,000	-	175,000
		Total Cost	783,935	-	-	-	-	6,650,700	6,650,700	7,434,635	-	7,434,635
WW2301	Trunk Relief Line (Town Creek Basin Parallel Buildout Interceptors) Project Limits: Along Village Creek from the existing 18-inch wastewater line at Scott Street to the Fort Worth Meter Station near Southern Oaks Drive Project Description: Design and construction of a 36"-48" parallel sanitary sewer pipeline along Village Creek	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	2,350,942	-	-	-	-	-	-	2,350,942	-	2,350,942
		Construction	23,678,034	3,325,000	-	-	-	-	3,325,000	27,003,034	-	27,003,034
		Owner ED&P	642,627	175,000	-	-	-	-	175,000	817,627	-	817,627
		Right of Way / Land	344,794	-	-	-	-	-	-	344,794	-	344,794
		Total Cost	27,016,397	3,500,000	-	-	-	-	3,500,000	30,516,397	-	30,516,397
WW2601	12" Wastewater Line Replacement in Village Creek Basin Project Limits: Along Hidden Creek Pkwy from Golf Course to Dobson; Along Dobson from Hidden Creek to Soccer Complex Project Description: Design and construction of upsizing approximately 3,200 LF of 8-inch wastewater line to 12-inch in the Village Creek Basin	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	340,000	-	-	-	-	-	-	340,000	-	340,000
		Construction	2,300,000	1,947,000	-	-	-	-	1,947,000	4,247,000	-	4,247,000
		Owner ED&P	132,000	-	-	-	-	-	-	132,000	-	132,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	2,772,000	1,947,000	-	-	-	-	1,947,000	4,719,000	-	4,719,000

WATER AND SEWER PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
WW2602	FM 917 and I35W Lift Station and Force Main Project Limits: FM 917 (Conveyor Dr.) from e/o I35W to Vantage Dr. Project Description: Design and construction of a 1 MGD sewer lift station located adjacent to I35W and FM917 and a new 8' sewer force main	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	579,462	-	-	-	-	-	-	579,462	-	579,462
		Construction	-	3,562,030	-	-	-	-	3,562,030	3,562,030	-	3,562,030
		Owner ED&P	39,958	119,066	-	-	-	-	119,066	159,024	-	159,024
		Right of Way / Land	229,700	-	-	-	-	-	-	229,700	-	229,700
		Total Cost	849,120	3,681,096	-	-	-	-	3,681,096	4,530,216	-	4,530,216
WW2603	Chisholm West Lift Station Force Main / Collector Project Limits: Chisholm West lift station site within Chisholm Summit Development Project Description: Design and construction of the Chisholm West Lift Station with a 2.5-6 MGD capacity and force main near the Chisholm Summit development and the Chisholm Trail Parkway	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	870,000	-	-	-	-	-	-	870,000	-	870,000
		Construction	-	6,200,000	-	-	-	-	6,200,000	6,200,000	-	6,200,000
		Owner ED&P	43,500	310,000	-	-	-	-	310,000	353,500	-	353,500
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	913,500	6,510,000	-	-	-	-	6,510,000	7,423,500	-	7,423,500
WW2701	Sewer Capacity Increase from Fort Worth Project Limits: City Wide Project Description: The purchase of additional sewer capacity from the City of Fort Worth	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	3,700,000	-	-	-	-	3,700,000	3,700,000	-	3,700,000
		Total Cost	-	3,700,000	-	-	-	-	3,700,000	3,700,000	-	3,700,000
Water and Sewer Total Fiscal Year Cost:			36,565,716	40,564,258	6,600,158	6,437,171	5,638,600	19,528,800	78,768,987	115,334,703	8,161,000	123,495,703

PARKS PROJECTS												
Project #	Project Information	Project Phase	Prior Allocations	5-Year Capital Improvement Plan						Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
				Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost			
PK2311	Burleson Legacy Park Project Limits: Burleson Legacy Site at NE corner of Hulen and Ahlsbury Project Description: First phase development of the Burleson Legacy Park site	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	635,729	-	-	-	-	-	-	635,729	-	635,729
		Construction	11,550,616	42,274	-	-	-	-	42,274	11,592,890	-	11,592,890
		Owner ED&P	229,888	-	-	-	-	-	-	229,888	-	229,888
		Right of Way / Land	3,217,689	-	-	-	-	-	-	3,217,689	-	3,217,689
		Total Cost	15,633,922	42,274	-	-	-	-	42,274	15,676,195	-	15,676,195
PC2601	Green Ribbon Phase 2 Project Limits: John Jones Dr from Greenridge to Hillside Project Description: Median landscape improvements	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	115,000	-	-	-	-	-	-	115,000	-	115,000
		Construction	-	650,000	-	-	-	-	650,000	650,000	-	650,000
		Owner ED&P	5,750	-	-	-	-	-	-	5,750	-	5,750
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	120,750	650,000	-	-	-	-	650,000	770,750	-	770,750
PC2707	BRiCk - Locker Room Remodel Project Limits: Burleson Recreation Center Project Description: Replacement of partitions, toilets, tile, showers, and benches in male and female locker rooms	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	78,000	-	-	-	-	78,000	78,000	-	78,000
		Construction	-	649,000	-	-	-	-	649,000	649,000	-	649,000
		Owner ED&P	-	36,350	-	-	-	-	36,350	36,350	-	36,350
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	763,350	-	-	-	-	763,350	763,350	-	763,350
PC2708	BRiCk - Outdoor Pool Replaster and Tile Project Limits: Burleson Recreation Center Project Description: Replacement of plaster and surrounding tile at outdoor pool	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	23,000	-	-	-	-	23,000	23,000	-	23,000
		Construction	-	202,650	-	-	-	-	202,650	202,650	-	202,650
		Owner ED&P	-	11,000	-	-	-	-	11,000	11,000	-	11,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	236,650	-	-	-	-	236,650	236,650	-	236,650
PC2709	Burleson Legacy Park - Playground Project Limits: New Community Park Project Description: Construction of an all inclusive play area, connector paths, shade, surfacing, perimeter fencing, signage and furnishings, in partnership with TFWD	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	203,000	-	-	-	-	203,000	203,000	-	203,000
		Construction	-	2,822,712	-	-	-	-	2,822,712	2,822,712	-	2,822,712
		Owner ED&P	-	113,700	-	-	-	-	113,700	113,700	-	113,700
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	3,139,412	-	-	-	-	3,139,412	3,139,412	-	3,139,412

PARKS PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
PC2710	Russell Farm - Boron Home Fireplace Repair Project Limits: Russell Farm Project Description: The project includes the structural repair and foundation stabilization of the fireplace in the Boron Home at Russell Farm.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	17,000	-	-	-	-	17,000	17,000	-	17,000
		Construction	-	85,000	-	-	-	-	85,000	85,000	-	85,000
		Owner ED&P	-	5,100	-	-	-	-	5,100	5,100	-	5,100
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	107,100	-	-	-	-	107,100	107,100	-	107,100
PC2711	Village Creek Trail e/o I35W (Town Creek Sewer) Project Limits: Village Creek Trail e/o I35W Project Description: The project includes the design, right-of-way and future construction of the Village Creek Trail extension e/o I35W.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	140,000	-	-	-	-	140,000	140,000	-	140,000
		Construction	-	160,000	-	-	-	-	160,000	160,000	1,000,000	1,160,000
		Owner ED&P	-	21,689	-	-	-	-	21,689	21,689	50,000	71,689
		Right of Way / Land	-	110,000	-	-	-	-	110,000	110,000	-	110,000
		Total Cost	-	431,689	-	-	-	-	431,689	431,689	1,050,000	1,481,689
PC2712	BRiCk - Alarm System Phase 2 Project Limits: BRiCk Project Description: This phase would replace the remaining components of the system and add a voice capability, bringing the system in line with current fire code standards and best practices.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	12,000	-	-	-	-	12,000	12,000	-	12,000
		Construction	-	95,000	-	-	-	-	95,000	95,000	-	95,000
		Owner ED&P	-	5,300	-	-	-	-	5,300	5,300	-	5,300
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	112,300	-	-	-	-	112,300	112,300	-	112,300
PC2802	Bartlett - Playground Replacement Project Limits: Bartlett Park Project Description: Replacement of existing play structure, new surfacing, shade and furniture.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	56,000	-	-	-	56,000	56,000	-	56,000
		Construction	-	-	364,000	-	-	-	364,000	364,000	-	364,000
		Owner ED&P	-	-	21,000	-	-	-	21,000	21,000	-	21,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	441,000	-	-	-	441,000	441,000	-	441,000
PC2808	Green Ribbon Phase 3 Project Limits: John Jones Dr from Hillside to Project Description: Median landscape improvements.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	125,000	-	-	-	125,000	125,000	-	125,000
		Construction	-	-	-	-	-	-	-	-	650,000	650,000
		Owner ED&P	-	-	6,250	-	-	-	6,250	6,250	-	6,250
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	131,250	-	-	-	131,250	131,250	650,000	781,250

PARKS PROJECTS													
				5-Year Capital Improvement Plan									
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost	
PC2809	Mistletoe Hill	Study / Planning	-	-	-	-	-	-	-	-	-	-	
	Project Limits Mistletoe Hill Park	Design	-	-	96,600	-	-	-	96,600	96,600	-	96,600	
	Project Description: Replacement of existing play structure, surfacing, shade and fitness equipment and Addition of a single stall family restroom	Construction	-	-	681,356	-	-	-	681,356	681,356	-	681,356	
		Owner ED&P	-	-	38,588	-	-	-	38,588	38,588	-	38,588	
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-	
		Total Cost	-	-	-	816,544	-	-	-	816,544	816,544	-	816,544
PC2901	Chisenhall - Playground Replacement	Study / Planning	-	-	-	-	-	-	-	-	-	-	
	Project Limits Chisenhall Fields	Design	-	-	-	56,000	-	-	56,000	56,000	-	56,000	
	Project Description: Replacement of play structure, shade, surfacing and furniture	Construction	-	-	-	465,000	-	-	465,000	465,000	-	465,000	
		Owner ED&P	-	-	-	25,000	-	-	25,000	25,000	-	25,000	
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-	
		Total Cost	-	-	-	546,000	-	-	-	546,000	546,000	-	546,000
PC2904	BRiCK Roof Replacement	Study / Planning	-	-	-	-	-	-	-	-	-	-	
	Project Limits BRiCK	Design	-	-	-	-	-	-	-	-	-	-	
	Project Description: Replacement of the roof	Construction	-	-	-	1,428,600	-	-	1,428,600	1,428,600	-	1,428,600	
		Owner ED&P	-	-	-	71,400	-	-	71,400	71,400	-	71,400	
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-	
		Total Cost	-	-	-	1,500,000	-	-	-	1,500,000	1,500,000	-	1,500,000
PC2906	Heberle - Park Improvements	Study / Planning	-	-	-	-	-	-	-	-	-	-	
	Project Limits Heberle Park	Design	-	-	-	44,100	-	-	44,100	44,100	-	44,100	
	Project Description: Replacement of existing play structure, surfacing, shade and furniture	Construction	-	-	-	309,540	-	-	309,540	309,540	-	309,540	
		Owner ED&P	-	-	-	16,800	-	-	16,800	16,800	-	16,800	
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-	
		Total Cost	-	-	-	370,440	-	-	-	370,440	370,440	-	370,440
PC3001	Claudia's Playground - Bathroom Addition	Study / Planning	-	-	-	-	-	-	-	-	-	-	
	Project Limits Claudia's Playground	Design	-	-	-	-	20,000	-	20,000	20,000	-	20,000	
	Project Description: Addition of a single stall family restroom	Construction	-	-	-	-	152,056	-	152,056	152,056	-	152,056	
		Owner ED&P	-	-	-	-	8,500	-	8,500	8,500	-	8,500	
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-	
		Total Cost	-	-	-	-	180,556	-	-	180,556	180,556	-	180,556
Parks Total Fiscal Year Cost:				15,754,672	5,482,775	1,388,794	2,416,440	180,556	-	9,468,565	25,223,236	1,700,000	26,923,236

CITY FACILITY PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
FA2301	Police HQ Expansion	Study / Planning	-	-	-	-	-	-	-	-	-	-
	Project Limits: Police HQ Site	Design	4,125,611	-	-	-	-	-	-	4,125,611	-	4,125,611
	Project Description: Construction of a new main Police HQ building and several support buildings, renovation of the existing HQ building and new site layout and parking	Construction	29,569,865	16,616,500	-	-	-	-	16,616,500	46,186,365	-	46,186,365
		Owner ED&P	40,792	-	-	-	-	-	-	40,792	-	40,792
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	33,736,268	16,616,500	-	-	-	-	16,616,500	50,352,768	-	50,352,768
FA2602	City Hall EV Charger	Study / Planning	-	-	-	-	-	-	-	-	-	-
	Project Limits: City Hall South Parking Lot - 100 S Warren St	Design	14,000	-	-	-	-	-	-	14,000	-	14,000
	Project Description: Design and Construction of a DC Fast EV Charging Station with 4 connections and 4 designated EV Stalls	Construction	318,476	-	-	-	-	-	-	318,476	-	318,476
		Owner ED&P	-	92,000	-	-	-	-	92,000	92,000	-	92,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	332,476	92,000	-	-	-	-	92,000	424,476	-	424,476
FA2701	Library Bathroom Renovation	Study / Planning	-	-	-	-	-	-	-	-	-	-
	Project Limits: City of Burlison Library	Design	-	28,000	-	-	-	-	28,000	28,000	-	28,000
	Project Description: The project includes the complete renovation of the public restrooms at the Library.	Construction	-	185,000	-	-	-	-	185,000	185,000	-	185,000
		Owner ED&P	-	10,650	-	-	-	-	10,650	10,650	-	10,650
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	223,650	-	-	-	-	223,650	223,650	-	223,650
FA2801	Fire Station #4	Study / Planning	-	-	-	-	-	-	-	-	-	-
	Project Limits: New Fire Station #4 Site	Design	-	-	2,380,000	-	-	-	2,380,000	2,380,000	-	2,380,000
	Project Description: Construction of a new Fire Station #4	Construction	-	-	-	-	12,773,000	-	12,773,000	12,773,000	-	12,773,000
		Owner ED&P	-	-	120,000	-	670,000	-	790,000	790,000	-	790,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	2,500,000	-	13,443,000	-	15,943,000	15,943,000	-	15,943,000
City Facilities Total Fiscal Year Cost:			34,068,744	16,932,150	2,500,000	-	13,443,000	-	32,875,150	66,943,894	-	66,943,894

DEVELOPMENT PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
DV2901	Future Project	Study / Planning	-	-	-	-	-	-	-	-	-	-
	Project Limits: TBD	Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	10,000,000	-	-	10,000,000	10,000,000	-	10,000,000
	Project Description: TBD	Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	-	10,000,000	-	-	10,000,000	10,000,000	-	10,000,000
Development Total Fiscal Year Cost:			-	-	-	10,000,000	-	-	10,000,000	10,000,000	-	10,000,000

CAPITAL EQUIPMENT												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
CE2801	Four Replacement Ambulances	Study / Planning	-	-	-	-	-	-	-	-	-	-
	Project Limits: N/A	Design	-	-	-	-	-	-	-	-	-	-
	Project Description: Capital Equipment purchase of four replacement ambulances	Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	2,652,000	-	-	-	2,652,000	2,652,000	-	2,652,000
		Total Cost	-	-	2,652,000	-	-	-	2,652,000	2,652,000	-	2,652,000
		CE2901	One New Ladder Truck	Study / Planning	-	-	-	-	-	-	-	-
Project Limits: N/A	Design		-	-	-	-	-	-	-	-	-	-
Project Description: Capital Equipment purchase of one new ladder truck	Construction		-	-	-	-	-	-	-	-	-	-
	Owner ED&P		-	-	-	-	-	-	-	-	-	-
	Right of Way / Land		-	-	-	2,438,197	-	-	2,438,197	2,438,197	-	2,438,197
	Total Cost		-	-	-	2,438,197	-	-	2,438,197	2,438,197	-	2,438,197
	CE2902		One New Brush Truck	Study / Planning	-	-	-	-	-	-	-	-
Project Limits: N/A		Design	-	-	-	-	-	-	-	-	-	-
Project Description: Capital Equipment purchase of one new brush truck		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	367,332	-	-	367,332	367,332	-	367,332
		Total Cost	-	-	-	367,332	-	-	367,332	367,332	-	367,332
		CE2903	One Replacement Bearcat	Study / Planning	-	-	-	-	-	-	-	-
Project Limits: N/A	Design		-	-	-	-	-	-	-	-	-	-
Project Description: Capital Equipment purchase of one replacement bearcat	Construction		-	-	-	-	-	-	-	-	-	-
	Owner ED&P		-	-	-	-	-	-	-	-	-	-
	Right of Way / Land		-	-	-	350,000	-	-	350,000	350,000	-	350,000
	Total Cost		-	-	-	350,000	-	-	350,000	350,000	-	350,000
	Capital Equipment Total Fiscal Year Cost:		-	-	2,652,000	3,155,529	-	-	5,807,529	5,807,529	-	5,807,529

Note: This plan can be funded using the current I&S tax rate targets as presented with the FY26 Budget adoption.

FY27-31 CIP Fund Summary

5-YEAR CAPITAL IMPROVEMENT FUND SUMMARY						
	2027	2028	2029	2030	2031	5-yr Total
GO Bond	\$ 21,969,607	\$ 4,439,901	\$ 1,130,015	\$ 13,443,000	\$ -	\$ 40,982,523
CO Bond	\$ 18,491,234	\$ 4,402,000	\$ 6,753,482	\$ 1,000,000	\$ 1,000,000	\$ 31,646,716
Water Bond (CO Bond)	\$ 21,420,116	\$ 2,698,978	\$ 2,637,171	\$ 1,838,600	\$ 9,078,100	\$ 37,672,965
Sewer Bond (CO Bond)	\$ 16,942,612	\$ 1,901,180	\$ 1,800,000	\$ 1,800,000	\$ 8,450,700	\$ 30,894,492
4A Bond (CO Bond)	\$ 13,252,400	\$ 9,000,000	\$ 15,000,000	\$ -	\$ -	\$ 37,252,400
4B Bond (CO Bond)	\$ 3,389,412	\$ 1,388,794	\$ 1,870,440	\$ 180,556	\$ -	\$ 6,829,202
TIF 2 (CO Bond)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Impact Fee	\$ 4,570,319	\$ -	\$ -	\$ -	\$ -	\$ 4,570,319
Grant / ILA Reimbursement	\$ 6,855,848	\$ -	\$ -	\$ -	\$ -	\$ 6,855,848
Non-Bond/Cash	\$ 3,630,528	\$ 2,000,000	\$ 2,546,000	\$ 2,000,000	\$ 2,000,000	\$ 12,176,528
TOTAL	\$ 110,522,076	\$ 25,830,853	\$ 31,737,108	\$ 20,262,156	\$ 20,528,800	\$ 208,880,993
	2027	2028	2029	2030	2031	5-yr Total
GO Bond Total	\$ 21,969,607	\$ 4,439,901	\$ 1,130,015	\$ 13,443,000	\$ -	\$ 40,982,523
CO Bond Total	\$ 73,495,774	\$ 19,390,952	\$ 28,061,093	\$ 4,819,156	\$ 18,528,800	\$ 144,295,775
Cash / Other Total	\$ 15,056,695	\$ 2,000,000	\$ 2,546,000	\$ 2,000,000	\$ 2,000,000	\$ 23,602,695

FY27-31 CIP Bond Issuance Summary

BOND ISSUANCE SUMMARY								
	2026	2027	2028	2029	2030	2031	2032	Total
General Government Bonds	\$ 22,287,307	\$ 40,460,841	\$ 8,841,901	\$ 7,883,497	\$ 14,443,000	\$ 1,000,000	\$ -	\$ 94,916,546
GO Bond	\$ 17,210,778	\$ 21,969,607	\$ 4,439,901	\$ 1,130,015	\$ 13,443,000	\$ -		\$ 58,193,301
CO Bond	\$ 5,076,529	\$ 18,491,234	\$ 4,402,000	\$ 6,753,482	\$ 1,000,000	\$ 1,000,000		\$ 36,723,245
<i>Capital Equipment (Included in CO #)</i>								
20-year	\$ 800,000	\$ -	\$ -	\$ -	\$ -	\$ -		\$ 800,000
12-year	\$ 325,000	\$ -	\$ -	\$ 3,155,529	\$ -	\$ -		\$ 3,480,529
5-year	\$ 1,326,000	\$ -	\$ 2,652,000	\$ -	\$ -	\$ -		\$ 3,978,000
Water and Sewer Rate CO Bonds	\$ 24,029,042	\$ 37,756,757	\$ 38,362,728	\$ 4,600,158	\$ 4,437,171	\$ 3,638,600	\$ 17,528,800	\$ 130,353,256
<i>* Bond issuance 1 year after CIP appropriation</i>								
Water Bond (CO Bond) *	\$ 22,848,626	\$ 7,166,436	\$ 21,420,116	\$ 2,698,978	\$ 2,637,171	\$ 1,838,600	\$ 9,078,100	\$ 67,688,027
Sewer Bond (CO Bond) *	\$ 1,180,416	\$ 30,590,321	\$ 16,942,612	\$ 1,901,180	\$ 1,800,000	\$ 1,800,000	\$ 8,450,700	\$ 62,665,229
Special Revenue CO Bonds	\$ 12,016,895	\$ 18,227,312	\$ 10,388,794	\$ 16,870,440	\$ 180,556	\$ -	\$ -	\$ 57,683,997
4A Bond (CO Bond)	\$ 5,000,000	\$ 14,837,900	\$ 9,000,000	\$ 15,000,000	\$ -	\$ -		\$ 43,837,900
4A Bond (Revenue Bond)	\$ 6,026,519	\$ -	\$ -	\$ -	\$ -	\$ -		\$ 6,026,519
4B Bond (CO Bond)	\$ 990,376	\$ 3,389,412	\$ 1,388,794	\$ 1,870,440	\$ 180,556	\$ -		\$ 7,819,578
TIF 2 (CO Bond)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		\$ -
TOTAL	\$ 58,333,244	\$ 96,444,910	\$ 57,593,423	\$ 29,354,095	\$ 19,060,727	\$ 4,638,600	\$ 17,528,800	\$ 282,953,799
	2026	2027	2028	2029	2030	2031	2032	Total
GO Bond Total	\$ 17,210,778	\$ 21,969,607	\$ 4,439,901	\$ 1,130,015	\$ 13,443,000	\$ -	\$ -	\$ 58,193,301
CO Bond Total	\$ 35,095,947	\$ 74,475,303	\$ 53,153,522	\$ 28,224,080	\$ 5,617,727	\$ 4,638,600	\$ 17,528,800	\$ 218,733,979
Revenue Bond Total	\$ 6,026,519	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,026,519

Unprogrammed Project Considerations

UNPROGRAMMED PROJECT DETAIL							
PROJECT #	PROJECT TITLE	PROJECT DESCRIPTION	TOTAL PROJECT COST	UNPROGRAMMED COST	POTENTIAL FUNDING	RECOMMENDED PROGRAM YEAR	PRIORITY DESIGNATION
CAPITAL EQUIPMENT (1)			Unprogrammed Subtotal:	\$640,500			
CE2702	Hulen Pump Station Generator Replacement	Replacement of the back up generator/s at the Hulen Pump Station Site	\$640,500	\$640,500	Water Bond	FY27	Recommended
FACILITIES (4)			Unprogrammed Subtotal:	\$848,750			
FA2702	Library Roof Replacement	The project includes the complete replacement of the roof at the Library.	\$213,150	\$213,150	CO Bond	FY27	Recommended
FA2703	Fire Station 16 Concrete and Drainage Work	The project includes removal and replacement of concrete flatwork and will address drainage issues next to apparatus bays.	\$380,500	\$380,500	CO Bond	FY27	Recommended
FA2704	Service Center Roof Replacement	The project includes the complete roof raplacmeent at the City's Service Center.	\$162,700	\$162,700	CO Bond	FY27	Recommended
FA2705	Service Center HVAC Replacement	The project includes the complete replacement of the HVAC unit at the City's Service Center.	\$92,400	\$92,400	CO Bond	FY27	Recommended
PARKS (24)			Unprogrammed Subtotal:	\$27,826,596			
PC2603	Russell Farm - Bathroom at Chesapeake Building	Replacement of existing and addition of one new stall	\$75,448	\$75,448	4B Bond	TBD	Necessary
PC2604	Russell Farm - Hay Barn Restroom	Improvements to the restroom in the hay barn to include weather proofing, furniture and toilet replacements	\$42,000	\$42,000	4B Bond	TBD	Necessary
PC2751	Golf - Pond Renovation	Reshaping, depth and dredging	\$99,419	\$99,419	4B Bond	TBD	Necessary
PC2851	Golf - Greens Resurface	Resurfacing of all 18 greens	\$460,156	\$460,156	4B Bond	TBD	Necessary
PC3104	Plaza Restroom Renovations	The project includes the full renovation of the plaza restrooms with vandal-resistant fixtures and new finishes.	\$159,600	\$159,600	4B Bond	FY27	Necessary
PC2602	Russell Farm - Domestic Water	Establish new domestic water service	\$21,000	\$21,000	4B Bond	TBD	Recommended
PC2652	Golf - Additional Well	Addition of a fourth well	\$183,750	\$183,750	4B Bond	TBD	Recommended
PC2711	Village Creek Trail e/o I35W (Town Creek Sewer)	The project includes the design, right-of-way and future construction of the Village Creek Trail extension e/o I35W	\$1,481,689	\$1,050,000	4B Bond	TBD	Recommended
PC2804	Elk Ridge Park - Bathroom Addition	Addition of a single stall family restroom	\$170,336	\$170,336	4B Bond	TBD	Recommended

UNPROGRAMMED PROJECT DETAIL							
PROJECT #	PROJECT TITLE	PROJECT DESCRIPTION	TOTAL PROJECT COST	UNPROGRAMMED COST	POTENTIAL FUNDING	RECOMMENDED PROGRAM YEAR	PRIORITY DESIGNATION
PC2852	Golf - Hole #16 Drainage Improvements	Improve Drainage on hole 16	\$404,000	\$404,000	4B Bond	TBD	Recommended
PC2853	Golf - Driving Range Improvements	Rehab the driving range	\$355,950	\$355,950	4B Bond	TBD	Recommended
PC2902	Warren Park - Park Improvements	Construction of phase I of warren park improvements in conjunction with master plan results, scope TBD	\$1,312,500	\$1,312,500	4B Bond	TBD	Recommended
PC2905	Burleson Legacy Park Phase III	Ampitheater, trails, and dog park	\$5,339,200	\$5,339,200	4B Bond	TBD	Recommended
PC3051	Golf - Clubhouse/Cartbarn	Replacement and combining of both assets	\$5,339,200	\$5,339,200	4B Bond	TBD	Recommended
PC3101	Village Creek Trail Extension	Design and Construction of a 10 Ft Shared Use Path	\$4,194,750	\$4,194,750	4B Bond	TBD	Recommended
PC3102	Veterans Park Fountain	The project includes the complete replacement of the founain at Veterans Park.	\$299,100	\$299,100	4B Bond	TBD	Recommended
PC3103	I-35 Gateway Signage Repair / Renovation	The project includes the renovation and repair of the I-35 Gateway Signage	\$85,050	\$85,050	4B Bond	TBD	Recommended
PC2702	Bailey Lake - New Playground	Installation of new playground, surfacing, shade, connector path and furnishings	\$523,687	\$523,687	4B Bond	TBD	Desired
PC2806	Bartlett Field Reconfiguration	Reconfigure fields and replace with turf for optimal rec and tournament use	\$4,935,000	\$4,935,000	4B Bond	TBD	Desired
PC2808	Green Ribbon Phase 3	Median landscape improvements	\$781,250	\$650,000	Grant Reimbursement	FY28	Recommended
PC2705	Plaza Turf Replacement	This project will include the full replacement of the turf in Mayor Vera Calvin Plaza	\$155,400	\$155,400	Non-Bond/Cash	FY27	Recommended
PC3105	Chisenhall Fields Ph 2 Parking Additions	softball fields, consisting of approximately 35 spaces, with landscaped islands and additional lighting.	\$1,000,000	\$1,000,000	Non-Bond/Cash	TBD	Recommended
PC3106	Chisenhall Spectator Safety Netting	The project includes the installation of spectator safety netting to reduce risks associated with foul balls and errant throws.	\$231,800	\$231,800	Non-Bond/Cash	TBD	Recommended
PC2704	Chisenhall Restroom Remodel and Office Addition	Remodel of existing restrooms and addition of office space for third party management	\$739,250	\$739,250	Non-Bond/Cash	FY27	Desired
STREETS, SIDEWALKS AND DRAINAGE (35)			Unprogrammed Subtotal:		\$264,929,951		
ST2604	Hulen St & BNSF RR Grade Separation	Project includes the design, ROW and const. for the widening of Hulen St. and a new bridge for Hulen to go over the BNSF railroad	\$32,700,000	\$27,560,000	CO Bond, Grant Reimbursement	TBD	Necessary

UNPROGRAMMED PROJECT DETAIL							
PROJECT #	PROJECT TITLE	PROJECT DESCRIPTION	TOTAL PROJECT COST	UNPROGRAMMED COST	POTENTIAL FUNDING	RECOMMENDED PROGRAM YEAR	PRIORITY DESIGNATION
DR3101	Safety Improvements in Town Creek	Safety improvements on SE Tarrant Ave, N Warren St, SW Johnson Ave, and SE Newton Dr to warn drivers of the flooding	\$500,000	\$500,000	CO Bond	TBD	Recommended
DR3102	Village Creek (CR714) Safety Improvements	Safety improvements on CR 714 to warn drivers of the flooding	\$350,000	\$350,000	CO Bond	TBD	Recommended
DR3103	Warren Park Extension Project	Voluntary acquisitions of structures (19) at risk of flooding, extending the existing Warren Park, park with walking paths, walking paths, exercise pads, and a dog park.	\$12,250,000	\$12,250,000	CO Bond	TBD	Recommended
DR3104	Town Creek Railroad and S Warren St Improvements	Increasing roadway and Railroad crossing capacity	\$3,250,000	\$3,250,000	CO Bond	TBD	Recommended
DR3105	South Shannon Creek Storm Drain	development or constructing a new storm drain to facilitate the flow from South Shannon Creek to the main stem Shannon Creek	\$3,250,000	\$3,250,000	CO Bond	TBD	Recommended
DR3106	Wilshire Blvd Crossing on Willow Creek	Increasing roadway and channel capacity	\$10,500,000	\$10,500,000	CO Bond	TBD	Recommended
DR3107	Clubhouse Dr. in Village Creek	Evacuation route flooded in large events. Improvements include increasing the level of service of the roadway.	\$7,750,000	\$7,750,000	CO Bond	TBD	Recommended
DR3108	CR 802 Crossings in Village Creek	Evacuation route flooded in large events. Improvements include increasing roadway and channel capacity.	\$6,900,000	\$6,900,000	CO Bond	TBD	Recommended
DR3109	Bowden Circle Drainage Improvements	Street flooding - Property buy out	\$12,000,000	\$12,000,000	CO Bond	TBD	Recommended
DR3110	Hidden Creek Parkway Drainage Improvements	Pipe from school causing erosion (Sherrod property)	\$1,000,000	\$1,000,000	CO Bond	TBD	Recommended
DR3111	Crown Ct., Kings Ct., and Royal Ct. Localized Flooding Issues	Project includes adding strom drain infrastructure to address flooding issues	\$11,000,000	\$11,000,000	CO Bond	TBD	Recommended
DR3112	Project along 174/Wilshire	approaches, and underground power lines. Both sides of roads. From Booger Creek to McNairn Rd (3500LF)	\$15,000,000	\$15,000,000	CO Bond	TBD	Recommended
DR3113	Prairie Timber Park Drainage Improvements (Phase 2)	Improve relief throughout park and downstream culvert. Additional grading throughout park.	\$950,000	\$950,000	CO Bond	TBD	Recommended
DR3114	Meadowcrest Park Drainage Improvements	Drainage study and development of proposed alternatives/recommendations	\$450,000	\$450,000	CO Bond	TBD	Recommended
DR3115	Hidden Vista Lake Drainage Improvements	Address recurring flooding on the east side of the trail during rainfall events. Drainage study and development of proposed alternatives/recommendations	\$400,000	\$400,000	CO Bond	TBD	Recommended
DR3116	Chisenhall Hike & Bike Trail – Low Water Crossings	Includes evaluation and recommendation of low water crossings along the trail. Addresses safety and accessibility during and after rain events	\$500,000	\$500,000	CO Bond	TBD	Recom
DR3117	Bailey Lake – Low Water Crossing	Includes evaluation and recommendation of low water crossings along the trail. Intended to improve drainage flow and ensure trail access during rain events	\$500,000	\$500,000	CO Bond	TBD	Recommended

UNPROGRAMMED PROJECT DETAIL							
PROJECT #	PROJECT TITLE	PROJECT DESCRIPTION	TOTAL PROJECT COST	UNPROGRAMMED COST	POTENTIAL FUNDING	RECOMMENDED PROGRAM YEAR	PRIORITY DESIGNATION
DR3118	Quil Miller Master Drainage Study	Miller Creek and their tributaries (Bypass Creek, Hurst Creek) and alternative analyses to address identified flood prone areas	\$500,000	\$500,000	CO Bond	TBD	Recommended
DR3119	SW Wilshire Ditch Improvements	Commercial properties (608 SW Wilshire) flood for extended amount of time after an event. Proposed ditch improvements along SW Wilshire	\$2,000,000	\$2,000,000	CO Bond	TBD	Recommended
DR3120	City-wide stream assessment and MDP	Stream assessment of all streams throughout the City, further develop CIP list and identify problem areas	\$1,000,000	\$1,000,000	CO Bond	TBD	Recommended
DR3121	Shannon Creek Channel Improvements	Clearing and channel improvements near 174	\$2,500,000	\$2,500,000	CO Bond	TBD	Recommended
DR3122	E Renfro Ditch and Culvert Improvements	Ditch clearing and culvert improvements	\$2,000,000	\$2,000,000	CO Bond	TBD	Recommended
DR3123	Quil Miller Improvements near E Renfro St	Quil Miller channel improvements to reduce structure and crossing flooding	\$10,000,000	\$10,000,000	CO Bond	TBD	Recommended
DR3124	Paluxy St & Perdenales St Local Drainage Improvements	From the mouth of the cul-de-sac to the nearest inlet 100 feet away, there is approximately 1/2 in of fall. improve drainage within streets	\$2,000,000	\$2,000,000	CO Bond	TBD	Recommended
ST2_70	ADA Transition Program	Capital projects to address ADA Transition Plan deficiencies	\$5,000,000	\$5,000,000	CO Bond	FY27	Recommended
ST3101	Hidden Creek Parkway Roadway Reconstruction Ph 1	Pavement reconstruction in localized areas of failure.	\$750,000	\$750,000	CO Bond	FY27	Recommended
ST3102	Hidden Creek Parkway Roadway Reconstruction Ph 2	Pavement reconstruction in localized areas of failure.	\$750,000	\$750,000	CO Bond	FY28	Recommended
ST3103	Dobson Westside Sidewalks from Renfro to Miller	New Sidewalk to fill gaps	\$354,000	\$354,000	CO Bond	TBD	Recommended
ST3104	Park Meadow Ln. Sidewalks from Alsbury to McAlister	The project includes installation of new sidewalks along one side of Park Meadow Lane between Alsbury and McAlister	\$556,500	\$556,500	CO Bond	TBD	Recommended
ST3105	Lakewood Drive Extension from CR 1020 to CR 1021	The project includes the design, ROW acquisition and construction of the new Lakewood Drive alignment between CR 1020 and CR 1021.	\$44,682,120	\$44,682,120	CO Bond	TBD	Recommended
ST2651	CR 914 Reconstruction from CR 914A to CR1021	Reconstruction of the existing failed roadway and rehabilitation to subgrade and roadway drainage	\$1,705,000	\$600,000	Sewer Bond	FY27	Recommended
DV2302	Lakewood Drive Extension	Design of Lakewood Dr. Extension to Chisholm Trail Parkway and CR 1902 realignment	\$33,385,865	\$28,000,000	Grant Reimbursement	TBD	Necessary
ST2301	Alsbury Ph. 3 - Widening to CR 914	Construction of four lanes of Alsbury Blvd (CR1020) from Prairie Grove Lane to CR914; Construction of 10' shared use paths	\$61,128,608	\$44,627,331	Grant Reimbursement	TBD	Necessary
ST2402	East Ellison Mobility	Design and construction of Street, utility, parking and sidewalk improvements	\$5,500,000	\$5,500,000	TIF	TBD	Desired

UNPROGRAMMED PROJECT DETAIL						
PROJECT #	PROJECT TITLE	PROJECT DESCRIPTION	TOTAL PROJECT COST	UNPROGRAMMED COST	POTENTIAL FUNDING	PRIORITY DESIGNATION
WATER AND SEWER (7)		Unprogrammed Subtotal: \$106,020,200				
WA2703	Renfro Widening Utility Relocations	Design and construction costs for the relocation and adjustment of City utilities within the limits of TxDOT Project.	\$3,230,000	\$2,936,000	Water Bond, Sewer Bond	FY28 Mandatory
WA2505	New AMI / AMR Implementation	The implementation of Advanced Metering Infrastructure (AMI) and Automated Meter Reading (AMR) infrastructure	\$9,700,000	\$9,500,000	Water Bond, Sewer Bond	TBD Recommended
WA2702	Hidden Creek Pkwy Tank Rehab	Design and construction of a rehabilitation improvements to the existing elevated storage tank at Hidden Creek Pkwy Pump Station	\$5,724,993	\$5,225,000	Water Bond	FY31 Recommended
WA2704	Secondary Water Source (w/JCSUD)	Design and Construction of infrastructure to secure secondary water source in partnership with JCSUD	\$78,225,000	\$78,225,000	Water Bond	FY27 Recommended
WW2_70	Sewer Basin Assessment (I&I) Program	This project will include an assessment of the sewer collection system for Inflow and Infiltration	\$854,300	\$854,300	Sewer Bond	FY27 Recommended
WW2_80	Manhole Rehab Program	Annual program to rehab manholes within the wastewater collection system to reduce I&I	\$1,352,400	\$1,352,400	Sewer Bond	FY27 Recommended
WW2801	Hyder Ranch Masterplan Sewer	Design and construction of masterplan 12-inch and 15-inch sewer mains servicing the Hyder Ranch development area	\$7,927,500	\$7,927,500	Sewer Bond	TBD Recommended
Totals			\$429,955,071	\$400,265,997		

Council Considerations



General Government

Staff is seeking feedback on the FY27-31 CIP, as modified and presented. This plan can be funded using the current I&S tax rate targets as presented with the FY26 Budget adoption.

Unprogrammed Projects

Staff is also seeking feedback on the current list of unprogrammed projects.

STREETS, SIDEWALKS AND DRAINAGE PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
ST2_50	Neighborhood Street Rebuild Program Project Limits: Various Neighborhood Streets Project Description: Neighborhood street rehab program that includes reconstruction of roadway surface and reconstruction of related concrete curb & gutter, drive approaches and sidewalks.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	1,201,876	1,665,000	3,418,453	952,500	952,500	8,190,329	8,190,329	-	8,190,329
		Owner ED&P	-	60,000	85,000	179,500	47,500	47,500	419,500	419,500	-	419,500
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	1,261,876	1,750,000	3,597,953	1,000,000	1,000,000	8,609,829	8,609,829	-	8,609,829
ST2305	Renfro & Johnson Pedestrian Improvements Project Limits: Along Renfro Street from Wilshire to Wilson St. Project Description: Sidewalk improv. and crosswalks along Renfro St. from SH174 to Wilson St. and Intersection Improvements at Renfro and Johnson	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	166,077	-	-	-	-	-	-	166,077	-	166,077
		Construction	916,393	284,980	-	-	-	-	284,980	1,201,373	-	1,201,373
		Owner ED&P	65,500	289,064	-	-	-	-	289,064	354,564	-	354,564
		Right of Way / Land	-	75,000	-	-	-	-	75,000	75,000	-	75,000
		Total Cost	1,147,970	649,044	-	-	-	-	649,044	1,797,013	-	1,797,013
ST2704	Elk, Hillside & FM731- Ped. & Int. Improvements - Phase 2 Project Limits: Hillside between Elk and FM 731 Project Description: Design & construction of an additional 10-foot wide trail on Hillside Drive; intersection improvements at Elk and Hillside & Hillside and FM731	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	182,096	-	-	-	-	-	-	182,096	-	182,096
		Construction	-	1,057,583	-	-	-	-	1,057,583	1,057,583	-	1,057,583
		Owner ED&P	7,500	52,000	-	-	-	-	52,000	59,500	-	59,500
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	189,596	1,109,583	-	-	-	-	1,109,583	1,299,179	-	1,299,179
ST2601	FM 1902 and CR 910 Pedestrian Mobility Project Limits: Along CR910 and FM1902 from Caddo Grove Elementary and RC Loflin Middle School to Bluebird Meadows Subdivision Project Description: Design and construction of a 10-foot wide trail along CR910 and FM1902, including the addition of a traffic signal at Owl Parkway	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	285,000	-	-	-	-	-	-	285,000	-	285,000
		Construction	-	-	1,134,901	-	-	-	1,134,901	1,134,901	-	1,134,901
		Owner ED&P	15,000	-	55,000	-	-	-	55,000	70,000	-	70,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	300,000	-	1,189,901	-	-	-	1,189,901	1,489,901	-	1,489,901
ST2301	Alsbury Ph. 3 - Widening to CR 914 Project Limits: Alsbury Blvd from Prairie Grove Lane to CR 914 Project Description: Construction of four lanes of Alsbury Blvd (CR1020) from Prairie Grove Lane to CR914; Construction of 10' shared use paths	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	2,524,856	-	-	-	-	-	-	2,524,856	-	2,524,856
		Construction	-	-	-	-	-	-	-	-	42,502,220	42,502,220
		Owner ED&P	435,144	-	250,000	250,000	-	-	500,000	935,144	2,125,111	3,060,255
		Right of Way / Land	3,541,277	-	4,750,000	4,750,000	-	-	9,500,000	13,041,277	-	13,041,277
		Total Cost	6,501,277	-	5,000,000	5,000,000	-	-	10,000,000	16,501,277	44,627,331	61,128,608

STREETS, SIDEWALKS AND DRAINAGE PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
ST2605	Hulen Street Extension from SH 174 to John Jones Drive Project Limits: State Highway 174 (Wilshire Blvd) to FM 731 (John Jones Dr) Project Description: The Hulen Street Extension project includes the full design and construction of a new roadway corridor extending from the intersection of SH 174 to John Jones Dr.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	1,510,000	-	-	-	-	-	-	1,510,000	-	1,510,000
		Construction	-	12,621,300	-	-	-	-	12,621,300	12,621,300	-	12,621,300
		Owner ED&P	75,500	631,100	-	-	-	-	631,100	706,600	-	706,600
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	1,585,500	13,252,400	-	-	-	-	13,252,400	14,837,900	-	14,837,900
ST2705	Mobility Plan Update & Impact Fee Assessment Project Limits: City Wide Project Description: Mobility Plan Update & Impact Fee Assessment	Study / Planning	-	325,000	-	-	-	-	325,000	325,000	-	325,000
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	325,000	-	-	-	-	325,000	325,000	-	325,000
ST2706	SH174 HSIP Traffic Signal Improvements Project Limits: SH174 @ Hillery, Renfro, Tarrant/Ellison, Newton, Summercrest/Gardens, McNairn/Hidden Creek and Chamber Project Description: Installation of new traffic signal heads, reflective backplates, pedestrian countdown heads and ped pushbuttons along SH174	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	45,000	-	-	-	-	45,000	45,000	-	45,000
		Construction	-	404,276	-	-	-	-	404,276	404,276	-	404,276
		Owner ED&P	-	20,000	-	-	-	-	20,000	20,000	-	20,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	469,276	-	-	-	-	469,276	469,276	-	469,276
ST2801	SH174 Widening Ph.2 (Schematic and Environmental) Project Limits: SH174 from Wicker Hill to City Limits Project Description: Widening SH174 (Wilshire Blvd.) to the inside from four to six lanes	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	713,500	1,055,015	-	-	1,768,515	1,768,515	-	1,768,515
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	36,500	75,000	-	-	111,500	111,500	-	111,500
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	750,000	1,130,015	-	-	1,880,015	1,880,015	-	1,880,015
Street, Sidewalks and Drainage Total Fiscal Year Cost:			31,886,683	47,542,893	12,689,901	9,727,968	1,000,000	1,000,000	71,960,762	103,847,445	72,627,331	176,474,776

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

WATER AND SEWER PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
WW2_90	Water & Sewer Rehab Program Project Limits: Various City Streets & Easements Project Description: Water & Sewer rehab program includes the replacement of aging water & sewer infrastructure and the related trench resurfacing and pavement replacement.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	3,489,969	5,493,821	4,762,500	4,762,500	4,762,500	23,271,290	23,271,290	-	23,271,290
		Owner ED&P	-	174,500	406,133	237,500	237,500	237,500	1,293,133	1,293,133	-	1,293,133
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	3,664,469	5,899,954	5,000,000	5,000,000	5,000,000	24,564,423	24,564,423	-	24,564,423
WA2302	12"Willow Creek Waterline Looping Project Limits: Fairway View Drive to the future Mountain Valley Ph. 3 Project Description: Construction of a 12" water line from the existing 12" water line on Fairway View Drive to the future Mountain Valley Ph. 3	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	210,976	-	-	-	-	-	-	210,976	-	210,976
		Construction	-	880,000	-	-	-	-	880,000	880,000	-	880,000
		Owner ED&P	35,308	44,000	-	-	-	-	44,000	79,308	-	79,308
		Right of Way / Land	32,164	-	-	-	-	-	-	32,164	-	32,164
		Total Cost	278,448	924,000	-	-	-	-	924,000	1,202,448	-	1,202,448
WA2306	Offsite Water Supply from Fort Worth Project Limits: Transmission main runs along Village Creek Parkway and Boone Road Project Description: Design and construction of a 24" water pipeline to increase the City's water volume on east side entry-point from 2MGD to 13MGD	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	3,495,699	-	-	-	-	-	-	3,495,699	-	3,495,699
		Construction	-	12,836,298	-	-	-	-	12,836,298	12,836,298	-	12,836,298
		Owner ED&P	507	650,000	-	-	-	-	650,000	650,507	-	650,507
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	3,496,206	13,486,298	-	-	-	-	13,486,298	16,982,504	-	16,982,504
WA2401	Hulen Ground Storage Tank Rehabilitation Project Limits: Hulen Pump Station Site Project Description: Design and construction of a rehabilitation improvements to the existing ground storage tanks at Hulen Pump Station	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	110,300	-	-	-	-	-	-	110,300	-	110,300
		Construction	34,700	1,291,557	-	-	-	-	1,291,557	1,326,257	-	1,326,257
		Owner ED&P	7,000	63,000	-	-	-	-	63,000	70,000	-	70,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	152,000	1,354,557	-	-	-	-	1,354,557	1,506,557	-	1,506,557
WA2403	Upper Pressure Plane Water Line Looping Project Limits: High Country to Chisenhall Fields; Everest to Dobson; Dobson to Hidden Ridge Project Description: Design and construction of three waterlines to improve water reliability	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	230,653	-	-	-	-	-	-	230,653	-	230,653
		Construction	-	1,077,838	-	-	-	-	1,077,838	1,077,838	-	1,077,838
		Owner ED&P	12,537	100,000	-	-	-	-	100,000	112,537	-	112,537
		Right of Way / Land	60,920	-	-	-	-	-	-	60,920	-	60,920
		Total Cost	304,110	1,177,838	-	-	-	-	1,177,838	1,481,948	-	1,481,948

WATER AND SEWER PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
WA2701	Turkey Peak Elevated Storage Tank Rehabilitation Project Limits: Turkey Peak Pump Station Site Project Description: Design and construction of a rehabilitation improvements to the existing elevated storage tank at Turkey Peak Pump Station	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	190,211	-	-	-	190,211	190,211	-	190,211
		Construction	-	-	-	1,367,171	-	-	1,367,171	1,367,171	-	1,367,171
		Owner ED&P	-	-	10,000	70,000	-	-	80,000	80,000	-	80,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	200,211	1,437,171	-	-	1,637,382	1,637,382	-	1,637,382
WA2702	Hidden Creek Pkwy Tank Rehab Project Limits: Hidden Creek Pkwy Pump Station Site Project Description: Design and construction of a rehabilitation improvements to the existing elevated storage tank at Hidden Creek Pkwy Pump Station	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	475,993	-	-	-	475,993	475,993	-	475,993
		Construction	-	-	-	-	-	-	-	-	5,000,000	5,000,000
		Owner ED&P	-	-	24,000	-	-	-	24,000	24,000	225,000	249,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	499,993	-	-	-	499,993	499,993	5,225,000	5,724,993
WA2703	Renfro Widening Utility Relocations Project Limits: Renfro e/o I 35W Project Description: Design and construction costs for the relocation and adjustment of City utilities within the limits of TxDOT Project.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	280,000	-	-	-	-	280,000	280,000	-	280,000
		Construction	-	-	-	-	-	-	-	-	2,800,000	2,800,000
		Owner ED&P	-	14,000	-	-	-	-	14,000	14,000	136,000	150,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	294,000	-	-	-	-	294,000	294,000	2,936,000	3,230,000
WA2705	Water/Wastewater Master Plan Update & Impact Fee Assessment Project Limits: City Wide Project Description: Water/Wastewater Master Plan Update & Impact Fee Assessment	Study / Planning	-	325,000	-	-	-	-	325,000	325,000	-	325,000
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	325,000	-	-	-	-	325,000	325,000	-	325,000
WA3001	Mountain Valley Storage Tank Replacement Project Limits: Mountain Valley Ground Storage Tank Site Project Description: The project includes the demolition of the existing elevated and ground storage tanks and construction of a new 0.75 MG elevated storage tank	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	608,200	-	608,200	608,200	-	608,200
		Construction	-	-	-	-	-	4,300,000	4,300,000	4,300,000	-	4,300,000
		Owner ED&P	-	-	-	-	30,400	215,000	245,400	245,400	-	245,400
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	-	-	638,600	4,515,000	5,153,600	5,153,600	-	5,153,600

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

WATER AND SEWER PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
WW2602	FM 917 and I35W Lift Station and Force Main Project Limits: FM 917 (Conveyor Dr.) from e/o I35W to Vantage Dr. Project Description: Design and construction of a 1 MGD sewer lift station located adjacent to I35W and FM917 and a new 8" sewer force main	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	579,462	-	-	-	-	-	-	579,462	-	579,462
		Construction	-	3,562,030	-	-	-	-	3,562,030	3,562,030	-	3,562,030
		Owner ED&P	39,958	119,066	-	-	-	-	119,066	159,024	-	159,024
		Right of Way / Land	229,700	-	-	-	-	-	-	229,700	-	229,700
		Total Cost	849,120	3,681,096	-	-	-	-	3,681,096	4,530,216	-	4,530,216
WW2603	Chisholm West Lift Station Force Main / Collector Project Limits: Chisholm West lift station site within Chisholm Summit Development Project Description: Design and construction of the Chisholm West Lift Station with a 2.5-6 MGD capacity and force main near the Chisolm Summit development and the Chisholm Trail Parkway	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	870,000	-	-	-	-	-	-	870,000	-	870,000
		Construction	-	6,200,000	-	-	-	-	6,200,000	6,200,000	-	6,200,000
		Owner ED&P	43,500	310,000	-	-	-	-	310,000	353,500	-	353,500
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	913,500	6,510,000	-	-	-	-	6,510,000	7,423,500	-	7,423,500
WW2701	Sewer Capacity Increase from Fort Worth Project Limits: City Wide Project Description: The purchase of additional sewer capacity from the City of Fort Worth	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	3,700,000	-	-	-	-	3,700,000	3,700,000	-	3,700,000
		Total Cost	-	3,700,000	-	-	-	-	3,700,000	3,700,000	-	3,700,000
Water and Sewer Total Fiscal Year Cost:			36,565,716	40,564,258	6,600,158	6,437,171	5,638,600	19,528,800	78,768,987	115,334,703	8,161,000	123,495,703

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

PARKS PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
PK2311	Burleson Legacy Park Project Limits: Burleson Legacy Site at NE corner of Hulen and Alsbury Project Description: First phase development of the Burleson Legacy Park site	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	635,729	-	-	-	-	-	-	635,729	-	635,729
		Construction	11,550,616	42,274	-	-	-	-	42,274	11,592,890	-	11,592,890
		Owner ED&P	229,888	-	-	-	-	-	-	229,888	-	229,888
		Right of Way / Land	3,217,689	-	-	-	-	-	-	3,217,689	-	3,217,689
		Total Cost	15,633,922	42,274	-	-	-	-	42,274	15,676,195	-	15,676,195
PC2601	Green Ribbon Phase 2 Project Limits: John Jones Dr from Greenridge to Hillside Project Description: Median landscape improvements	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	115,000	-	-	-	-	-	-	115,000	-	115,000
		Construction	-	650,000	-	-	-	-	650,000	650,000	-	650,000
		Owner ED&P	5,750	-	-	-	-	-	-	5,750	-	5,750
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	120,750	650,000	-	-	-	-	650,000	770,750	-	770,750
PC2707	BRiCk - Locker Room Remodel Project Limits: Burleson Recreation Center Project Description: Replacement of partitions, toilets, tile, showers, and benches in male and female locker rooms	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	78,000	-	-	-	-	78,000	78,000	-	78,000
		Construction	-	649,000	-	-	-	-	649,000	649,000	-	649,000
		Owner ED&P	-	36,350	-	-	-	-	36,350	36,350	-	36,350
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	763,350	-	-	-	-	763,350	763,350	-	763,350
PC2708	BRiCk - Outdoor Pool Replaster and Tile Project Limits: Burleson Recreation Center Project Description: Replacement of plaster and surrounding tile at outdoor pool	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	23,000	-	-	-	-	23,000	23,000	-	23,000
		Construction	-	202,650	-	-	-	-	202,650	202,650	-	202,650
		Owner ED&P	-	11,000	-	-	-	-	11,000	11,000	-	11,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	236,650	-	-	-	-	236,650	236,650	-	236,650
PC2709	Burleson Legacy Park - Playground Project Limits: New Community Park Project Description: Construction of an all inclusive play area, connector paths, shade, surfacing, perimeter fencing, signage and furnishings, in partnership with TPWD	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	203,000	-	-	-	-	203,000	203,000	-	203,000
		Construction	-	2,822,712	-	-	-	-	2,822,712	2,822,712	-	2,822,712
		Owner ED&P	-	113,700	-	-	-	-	113,700	113,700	-	113,700
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	3,139,412	-	-	-	-	3,139,412	3,139,412	-	3,139,412

PARKS PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
PC2710	Russell Farm - Boron Home Fireplace Repair Project Limits: Russell Farm Project Description: The project includes the structural repair and foundation stabilization of the fireplace in the Boron Home at Russell Farm	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	17,000	-	-	-	-	17,000	17,000	-	17,000
		Construction	-	85,000	-	-	-	-	85,000	85,000	-	85,000
		Owner ED&P	-	5,100	-	-	-	-	5,100	5,100	-	5,100
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	107,100	-	-	-	-	107,100	107,100	-	107,100
PC2711	Village Creek Trail e/o I35W (Town Creek Sewer) Project Limits: Village Creek Trail e/o I35W Project Description: The project includes the design, right-of-way and future construction of the Village Creek Trail extension e/o I35W	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	140,000	-	-	-	-	140,000	140,000	-	140,000
		Construction	-	160,000	-	-	-	-	160,000	160,000	1,000,000	1,160,000
		Owner ED&P	-	21,689	-	-	-	-	21,689	21,689	50,000	71,689
		Right of Way / Land	-	110,000	-	-	-	-	110,000	110,000	-	110,000
		Total Cost	-	431,689	-	-	-	-	431,689	431,689	1,050,000	1,481,689
PC2712	BRiCk - Alarm System Phase 2 Project Limits: BRiCk Project Description: This phase would replace the remaining components of the system and add a voice capability, bringing the system in line with current fire code standards and best practices.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	12,000	-	-	-	-	12,000	12,000	-	12,000
		Construction	-	95,000	-	-	-	-	95,000	95,000	-	95,000
		Owner ED&P	-	5,300	-	-	-	-	5,300	5,300	-	5,300
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	112,300	-	-	-	-	112,300	112,300	-	112,300
PC2802	Bartlett - Playground Replacement Project Limits: Bartlett Park Project Description: Replacement of existing play structure, new surfacing, shade and furniture	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	56,000	-	-	-	56,000	56,000	-	56,000
		Construction	-	-	364,000	-	-	-	364,000	364,000	-	364,000
		Owner ED&P	-	-	21,000	-	-	-	21,000	21,000	-	21,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	441,000	-	-	-	441,000	441,000	-	441,000
PC2808	Green Ribbon Phase 3 Project Limits: John Jones Dr from Hillside to Project Description: Median landscape improvements	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	125,000	-	-	-	125,000	125,000	-	125,000
		Construction	-	-	-	-	-	-	-	-	650,000	650,000
		Owner ED&P	-	-	6,250	-	-	-	6,250	6,250	-	6,250
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	131,250	-	-	-	131,250	131,250	650,000	781,250

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

PARKS PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
PC2809	Mistletoe Hill Project Limits: Mistletoe Hill Park Project Description: Replacement of existing play structure, surfacing, shade and fitness equipment and Addition of a single stall family restroom	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	96,600	-	-	-	96,600	96,600	-	96,600
		Construction	-	-	681,356	-	-	-	681,356	681,356	-	681,356
		Owner ED&P	-	-	38,588	-	-	-	38,588	38,588	-	38,588
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	816,544	-	-	-	816,544	816,544	-	816,544
PC2901	Chisenhall - Playground Replacement Project Limits: Chisenhall Fields Project Description: Replacement of play structure, shade, surfacing and furniture	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	56,000	-	-	56,000	56,000	-	56,000
		Construction	-	-	-	465,000	-	-	465,000	465,000	-	465,000
		Owner ED&P	-	-	-	25,000	-	-	25,000	25,000	-	25,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	-	546,000	-	-	546,000	546,000	-	546,000
PC2904	BRiCk Roof Replacement Project Limits: BRiCk Project Description: Replacement of the roof	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	1,428,600	-	-	1,428,600	1,428,600	-	1,428,600
		Owner ED&P	-	-	-	71,400	-	-	71,400	71,400	-	71,400
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	-	1,500,000	-	-	1,500,000	1,500,000	-	1,500,000
PC2906	Heberle - Park Improvements Project Limits: Heberle Park Project Description: Replacement of existing play structure, surfacing, shade and furniture	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	44,100	-	-	44,100	44,100	-	44,100
		Construction	-	-	-	309,540	-	-	309,540	309,540	-	309,540
		Owner ED&P	-	-	-	16,800	-	-	16,800	16,800	-	16,800
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	-	370,440	-	-	370,440	370,440	-	370,440
PC3001	Claudia's Playground - Bathroom Addition Project Limits: Claudia's Playground Project Description: Addition of a single stall family restroom	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	20,000	-	20,000	20,000	-	20,000
		Construction	-	-	-	-	152,056	-	152,056	152,056	-	152,056
		Owner ED&P	-	-	-	-	8,500	-	8,500	8,500	-	8,500
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	-	-	180,556	-	180,556	180,556	-	180,556
Parks Total Fiscal Year Cost:			15,754,672	5,482,775	1,388,794	2,416,440	180,556	-	9,468,565	25,223,236	1,700,000	26,923,236

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

CITY FACILITY PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
FA2301	Police HQ Expansion Project Limits: Police HQ Site Project Description: Construction of a new main Police HQ building and several support buildings, renovation of the existing HQ building and new site layout and parking	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	4,125,611	-	-	-	-	-	-	4,125,611	-	4,125,611
		Construction	29,569,865	16,616,500	-	-	-	-	16,616,500	46,186,365	-	46,186,365
		Owner ED&P	40,792	-	-	-	-	-	-	40,792	-	40,792
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	33,736,268	16,616,500	-	-	-	-	16,616,500	50,352,768	-	50,352,768
FA2602	City Hall EV Charger Project Limits: City Hall South Parking Lot - 100 S Warren St Project Description: Design and Construction of a DC Fast EV Charging Station with 4 connections and 4 designated EV Stalls	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	14,000	-	-	-	-	-	-	14,000	-	14,000
		Construction	318,476	-	-	-	-	-	-	318,476	-	318,476
		Owner ED&P	-	92,000	-	-	-	-	92,000	92,000	-	92,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	332,476	92,000	-	-	-	-	92,000	424,476	-	424,476
FA2701	Library Bathroom Renovation Project Limits: City of Burleson Library Project Description: The project includes the complete renovation of the public restrooms at the Library.	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	28,000	-	-	-	-	28,000	28,000	-	28,000
		Construction	-	185,000	-	-	-	-	185,000	185,000	-	185,000
		Owner ED&P	-	10,650	-	-	-	-	10,650	10,650	-	10,650
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	223,650	-	-	-	-	223,650	223,650	-	223,650
FA2801	Fire Station #4 Project Limits: New Fire Station #4 Site Project Description: Construction of a new Fire Station #4	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	2,380,000	-	-	-	2,380,000	2,380,000	-	2,380,000
		Construction	-	-	-	-	12,773,000	-	12,773,000	12,773,000	-	12,773,000
		Owner ED&P	-	-	120,000	-	670,000	-	790,000	790,000	-	790,000
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	2,500,000	-	13,443,000	-	15,943,000	15,943,000	-	15,943,000
City Facilities Total Fiscal Year Cost:			34,068,744	16,932,150	2,500,000	-	13,443,000	-	32,875,150	66,943,894	-	66,943,894

DEVELOPMENT PROJECTS												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
DV2901	Future Project Project Limits: TBD Project Description: TBD	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	10,000,000	-	-	10,000,000	10,000,000	-	10,000,000
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	-	-	-	-	-	-	-
		Total Cost	-	-	-	10,000,000	-	-	10,000,000	10,000,000	-	10,000,000
		Development Total Fiscal Year Cost:			-	-	-	10,000,000	-	-	10,000,000	10,000,000

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

CAPITAL EQUIPMENT												
				5-Year Capital Improvement Plan								
Project #	Project Information	Project Phase	Prior Allocations	Budgeted FY 27	Planned FY 28	Planned FY 29	Planned FY 30	Planned FY 31	5-yr Total Project Cost	Total Programmed Project Cost	Unprogrammed Project Cost	Total Project Cost
CE2801	Four Replacement Ambulances Project Limits: N/A Project Description: Capital Equipment purchase of four replacement ambulances	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	2,652,000	-	-	-	2,652,000	2,652,000	-	2,652,000
		Total Cost	-	-	2,652,000	-	-	-	2,652,000	2,652,000	-	2,652,000
CE2901	One New Ladder Truck Project Limits: N/A Project Description: Capital Equipment purchase of one new ladder truck	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	2,438,197	-	-	2,438,197	2,438,197	-	2,438,197
		Total Cost	-	-	-	2,438,197	-	-	2,438,197	2,438,197	-	2,438,197
CE2902	One New Brush Truck Project Limits: N/A Project Description: Capital Equipment purchase of one new brush truck	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	367,332	-	-	367,332	367,332	-	367,332
		Total Cost	-	-	-	367,332	-	-	367,332	367,332	-	367,332
CE2903	One Replacement Bearcat Project Limits: N/A Project Description: Capital Equipment purchase of one replacement bearcat	Study / Planning	-	-	-	-	-	-	-	-	-	-
		Design	-	-	-	-	-	-	-	-	-	-
		Construction	-	-	-	-	-	-	-	-	-	-
		Owner ED&P	-	-	-	-	-	-	-	-	-	-
		Right of Way / Land	-	-	-	350,000	-	-	350,000	350,000	-	350,000
		Total Cost	-	-	-	350,000	-	-	350,000	350,000	-	350,000
Capital Equipment Total Fiscal Year Cost:			-	-	2,652,000	3,155,529	-	-	5,807,529	5,807,529	-	5,807,529

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

5-YEAR CAPITAL IMPROVEMENT FUND SUMMARY						
	2027	2028	2029	2030	2031	5-yr Total
GO Bond	\$ 21,969,607	\$ 4,439,901	\$ 1,130,015	\$ 13,443,000	\$ -	\$ 40,982,523
CO Bond	\$ 18,491,234	\$ 4,402,000	\$ 6,753,482	\$ 1,000,000	\$ 1,000,000	\$ 31,646,716
Water Bond (CO Bond)	\$ 21,420,116	\$ 2,698,978	\$ 2,637,171	\$ 1,838,600	\$ 9,078,100	\$ 37,672,965
Sewer Bond (CO Bond)	\$ 16,942,612	\$ 1,901,180	\$ 1,800,000	\$ 1,800,000	\$ 8,450,700	\$ 30,894,492
4A Bond (CO Bond)	\$ 13,252,400	\$ 9,000,000	\$ 15,000,000	\$ -	\$ -	\$ 37,252,400
4B Bond (CO Bond)	\$ 3,389,412	\$ 1,388,794	\$ 1,870,440	\$ 180,556	\$ -	\$ 6,829,202
TIF 2 (CO Bond)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Impact Fee	\$ 4,570,319	\$ -	\$ -	\$ -	\$ -	\$ 4,570,319
Grant / ILA Reimbursement	\$ 6,855,848	\$ -	\$ -	\$ -	\$ -	\$ 6,855,848
Non-Bond/Cash	\$ 3,630,528	\$ 2,000,000	\$ 2,546,000	\$ 2,000,000	\$ 2,000,000	\$ 12,176,528
TOTAL	\$ 110,522,076	\$ 25,830,853	\$ 31,737,108	\$ 20,262,156	\$ 20,528,800	\$ 208,880,993
	2027	2028	2029	2030	2031	5-yr Total
GO Bond Total	\$ 21,969,607	\$ 4,439,901	\$ 1,130,015	\$ 13,443,000	\$ -	\$ 40,982,523
CO Bond Total	\$ 73,495,774	\$ 19,390,952	\$ 28,061,093	\$ 4,819,156	\$ 18,528,800	\$ 144,295,775
Cash / Other Total	\$ 15,056,695	\$ 2,000,000	\$ 2,546,000	\$ 2,000,000	\$ 2,000,000	\$ 23,602,695

5-YEAR CAPITAL IMPROVEMENT PHASE SUMMARY						
	2027	2028	2029	2030	2031	5-yr Total
Study / Planning	\$ 650,000	\$ -	\$ -	\$ -	\$ -	\$ 650,000
Design	\$ 830,353	\$ 4,037,304	\$ 1,155,115	\$ 628,200	\$ 298,000	\$ 6,948,972
Construction	\$ 98,743,777	\$ 13,159,078	\$ 21,751,264	\$ 18,640,056	\$ 18,924,000	\$ 171,218,175
Owner ED&P	\$ 4,359,195	\$ 1,232,471	\$ 925,200	\$ 993,900	\$ 976,800	\$ 8,487,566
Right of Way / Land	\$ 5,938,751	\$ 7,402,000	\$ 7,905,529	\$ -	\$ 330,000	\$ 21,576,280
TOTAL	\$ 110,522,076	\$ 25,830,853	\$ 31,737,108	\$ 20,262,156	\$ 20,528,800	\$ 208,880,993

PROJECT TYPE DETAILS		
PROJECT CATEGORIES	5-YR CIP PROJECT COUNT	5-YR CIP TOTALS BY CATEGORY
STREETS, SIDEWALKS AND DRAINAGE	14	\$ 71,960,762
FACILITIES	4	\$ 32,875,150
WATER AND SEWER	18	\$ 78,768,987
PARKS	15	\$ 9,468,565
DEVELOPMENT	1	\$ 10,000,000
CAPITAL EQUIPMENT	4	\$ 5,807,529

Category	5-YR CIP Total
CAPITAL EQUIPMENT	\$5,807,529
DEVELOPMENT	\$10,000,000
PARKS	\$9,468,565
WATER AND SEWER	\$78,768,987
FACILITIES	\$32,875,150
STREETS, SIDEWALKS AND DRAINAGE	\$71,960,762

UNPROGRAMMED FUNDING SUMMARY		
	Unprogrammed Total	Projects
GO Bond	\$ -	
CO Bond	\$ 160,051,370	ST2_70, ST2604, ST3101, ST3102, ST3103, ST3104, ST3105, DR3101, DR3102, DR3103, DR3104, DR3105, DR3106, DR3107, DR3108, DR3109, DR3110, DR3111, DR3112, DR3113, DR3114, DR3115, DR3116, DR3117, DR3118, DR3119, DR3120, DR3121, DR3122, DR3123, DR3124, FA2702, FA2703, FA2704, FA2705
Water Bond (CO Bond)	\$ 90,308,500	CE2702, WA2505, WA2702, WA2703, WA2704
Sewer Bond (CO Bond)	\$ 16,952,200	ST2651, WW2_70, WW2_80, WA2505, WA2703, WW2801
4A Bond (CO Bond)	\$ -	
4B Bond (CO Bond)	\$ 25,050,146	PC2602, PC2603, PC2604, PC2652, PC2702, PC2711, PC2751, PC2804, PC2806, PC2851, PC2852, PC2853, PC2902, PC2905, PC3051, PC3101, PC3102, PC3103, PC3104
TIF 2 (CO Bond)	\$ 5,500,000	ST2402
Impact Fee	\$ -	
Grant Reimbursement	\$ 100,277,331	ST2301, DV2302, ST2604, PC2808
Non-Bond/Cash	\$ 2,126,450	PC2704, PC2705, PC3105, PC3106
TOTAL	\$ 400,265,997	
Note: See Unprogrammed Project Detail Sheet for more Information		

FY 27 PROJECT LIST	
PROJECT TITLE	TOTAL APPROPRIATIONS
STREETS, SIDEWALKS AND DRAINAGE (10)	
Elk, Hillside & FM731- Ped. & Int. Improvements - Phase 2	\$1,109,583
Hulen Street Extension from SH 174 to John Jones Drive	\$13,252,400
Hulen Widening (SH174 to Candler)	\$22,735,844
Mobility Plan Update & Impact Fee Assessment	\$325,000
Neighborhood Street Rebuild Program	\$1,261,876
Quiet Zone at Dobson Street and County Road 714	\$1,045,541
Renfro & Johnson Pedestrian Improvements	\$649,044
SH174 HSIP Traffic Signal Improvements	\$469,276
Village Creek Parkway Expansion (Tarrant Co. Bond 50% Match)	\$994,330
Wicker Hill and Greenridge Reconstruction	\$5,700,000
WATER AND SEWER (12)	
12" Wastewater Line Replacement in Village Creek Basin	\$1,947,000
12"Willow Creek Waterline Looping	\$924,000
Chisholm West Lift Station Force Main / Collector	\$6,510,000
FM 917 and I35W Lift Station and Force Main	\$3,681,096
Hulen Ground Storage Tank Rehabilitation	\$1,354,557
Offsite Water Supply from Fort Worth	\$13,486,298
Renfro Widening Utility Relocations	\$294,000
Sewer Capacity Increase from Fort Worth	\$3,700,000
Trunk Relief Line (Town Creek Basin Parallel Buildout Interceptors)	\$3,500,000
Upper Pressure Plane Water Line Looping	\$1,177,838
Water & Sewer Rehab Program	\$3,664,469
Water/Wastewater Master Plan Update & Impact Fee Assessment	\$325,000
PARKS (8)	
BRiCk - Alarm System Phase 2	\$112,300
BRiCk - Locker Room Remodel	\$763,350
BRiCk - Outdoor Pool Replaster and Tile	\$236,650
Burleson Legacy Park	\$42,274
Burleson Legacy Park - Playground	\$3,139,412
Green Ribbon Phase 2	\$650,000
Russell Farm - Boron Home Fireplace Repair	\$107,100
Village Creek Trail e/o I35W (Town Creek Sewer)	\$431,689
FACILITIES (3)	
City Hall EV Charger	\$92,000
Library Bathroom Renovation	\$223,650
Police HQ Expansion	\$16,616,500
Totals	\$110,522,076

FUNDING SOURCE	TOTAL APPROPRIATIONS
GO Bond	\$21,969,607
CO Bond	\$18,491,234
Water Bond	\$21,420,116
Sewer Bond	\$16,942,612
4A Bond	\$13,252,400
4B Bond	\$3,389,412
TIF	-
Impact Fee	\$4,570,319
Grant Reimbursement	\$6,855,848
Non-Bond/Cash	\$3,630,528
Total (All Funding Sources)	\$110,522,076

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY			
PROJECT #	PROJECT TITLE	CHANGE SUMMARY	PRIORITY DESIGNATION
ST2_50	Neighborhood Street Rebuild Program	Added FY31 Street Rehab (\$1 million) allocation to continue annual rehab program.	Necessary
ST2305	Renfro & Johnson Pedestrian Improvements	Added \$649,044 in FY27 to program available sidewalk escrow funding (\$469,044) and TIF non-bond funding (\$180,000) to fully fund project.	Necessary
ST2306	Hulen Widening (SH174 to Candler)	Added additional allocations in FY27 to appropriate available fund balance dollars: -\$642,802.96 Non-Bond Capital -\$1,295,547.23 Street Impact Fee Service Area A & B - FY25 transfer from ST2309 Village Creek Parkway of \$994,329.69 in CO Bond funding. -\$23,722 GO Bond Fund Balance -\$91,679 CO Bond Fund Balance	Mandatory
ST2309	Village Creek Parkway Expansion (Tarrant Co. Bond 50% Match)	The Village Creek Parkway Expansion project includes a number of allocation changes but results in a net change of \$0. In FY 27 an additional allocation of \$994,329.69 from Impact Fee Service Area C, which will be offset by transferring prior CO Bond allocations from FY25 to the ST2306 Hulen Widening Project.	Mandatory
ST2601	FM 1902 and CR 910 Pedestrian Mobility	Moved FY27 allocation to FY28 to align with project schedule.	Mandatory
ST2605	Hulen Street Extension from SH 174 to John Jones Drive	Added \$13,252,400 allocation of 4A funding in FY27 for the construction and ED&P phases of the Hulen St. Extension Project.	Recommended
ST2705	Mobility Plan Update & Impact Fee Assessment	Added \$325k allocation of Street Impact Fees in FY27 to update the Mobility Master Plan and Impact Fee Assessment per recommendation by I&D Committee on 3/25/26.	Necessary
ST2706	SH174 HSIP Traffic Signal Improvements	Added \$469,276 allocation in FY27 for this new grant funded project. The allocation includes \$363,848 in grant reimbursement and \$105,428 in CO Bond funding.	Mandatory
FA2301	Police HQ Expansion	Added \$207,000 allocation in FY27 to appropriate available fund balance in the Public Safety CO Bond fund for construction of PD HQ Expansion.	Mandatory
FA2701	Library Bathroom Renovation	Added \$223,650 allocation in FY27 from interest income non-bond funding.	Recommended
WW2_90	Water & Sewer Rehab Program	Added FY31 Water (\$2 million) and Sewer (\$3 million) allocation to continue annual rehab program. Also changed the annual allocation for FY27-FY31 to show \$2,000,000 annually as non-bond funding, which will come from interest revenue annually.	Necessary

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY			
PROJECT #	PROJECT TITLE	CHANGE SUMMARY	PRIORITY DESIGNATION
WA2403	Upper Pressure Plane Water Line Looping	Moved \$472,757 of the FY27 allocation from Water Bond funding to Water Impact Fee fund to program the available fund balance.	Recommended
WA2502	Mountain Valley EST and GST Demolition	Removed Project from CIP and moved improvements to WA3001.	Recommended
WA2703	Renfro Widening Utility Relocations	Added Design and ED&P funding to FY27 to initiate Design in preparation for TxDOT to advance Construction.	Mandatory
WA2705	Water/Wastewater Master Plan Update & Impact Fee Assessment	Added \$325k allocation of Water/Sewer Impact Fees in FY27 to update the Water and Wastewater Masterplan and Impact Fee Assessment per recommendation by I&D Committee on 3/25/26.	Necessary
WA2801	New Mountain Valley 0.75 MG EST	Removed Project from CIP and moved improvements to WA3001.	Recommended
WA3001	Mountain Valley Storage Tank Replacement	Combined the two Mountain Valley storage tank projects as one. Also moved allocation to FY30 and FY 31 and escalated costs.	Recommended
WA3101	12" Waterline Loop for Mountain Valley	Moved FY27 and FY28 allocations to FY31 and escalated costs.	Recommended
WA3102	Hulen Pump Station Expansion	Moved FY28 and FY29 allocations to FY31 and escalated costs.	Recommended
P177389	Parallel 24in Sewer Village Creek to Oakbrook Dr.	Moved FY28 and FY29 allocations to FY31 and escalated costs.	Necessary
WW2301	Trunk Relief Line (Town Creek Basin Parallel Buildout Interceptors)	Moved \$256,953 of the FY27 allocation from Sewer Bond funding to Sewer Impact Fee fund to program the available fund balance.	Necessary
WW2502	Parkview Dr. Sewer Upsizing to 10"	Removing project from CIP. Improvements will be covered under WW2_90 Water & Sewer Rehab Program with other neighborhood sewer improvements in the area.	Necessary
WW2601	12" Wastewater Line Replacement in Village Creek Basin	Added FY27 allocation to address project cost increases due to rerouting sewer in Hidden Creek Pkwy to avoid golf course impacts.	Necessary
WW2603	Chisholm West Lift Station Force Main / Collector	Moved \$5,000,000 of FY27 allocation from Sewer Bond funding to Reimbursement to capture future development reimbursements from Chisholm Summit and Tall Grass.	Mandatory
WW2701	Sewer Capacity Increase from Fort Worth	Added FY27 allocation to fund the cost of purchasing additional sewer capacity from the City of Fort Worth to accommodate current growth projections.	Necessary
WW2801	Hyder Ranch Masterplan Sewer	Moved FY28 and FY30 allocation to Unprogrammed due to uncertainty in development timing.	Recommended

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

5-YEAR CAPITAL IMPROVEMENT CHANGE SUMMARY			
PROJECT #	PROJECT TITLE	CHANGE SUMMARY	PRIORITY DESIGNATION
PK2311	Burleson Legacy Park	Added additional allocations in FY27 for available funding. -\$12,143.72 4A Non-Bond Capital -\$30,129.85 4B Non-Bond Capital	Recommended
PC2701	Mistletoe Hill - Restroom Addition	Removed Project from CIP and moved improvements to PC2809.	Recommended
PC2703	Mistletoe Hill	Removed Project from CIP and moved improvements to PC2809.	Recommended
PC2702	Bailey Lake - New Playground	FY27 allocation moved to unprogrammed.	Desired
PC2707	BRiCk - Locker Room Remodel	Added \$763,350 as FY27 allocation.	Necessary
PC2708	BRiCk - Outdoor Pool Replaster and Tile	Added \$236,650 as FY27 allocation.	Necessary
PC2709	Burleson Legacy Park - Playground	Moved FY28 allocation (\$787,500) to FY27 and increased by \$1,601,912 to fully fund project to align with grant scope.	Recommended
PC2710	Russell Farm - Boron Home Fireplace Repair	Added \$107,100 allocation in FY27 from interest income non-bond funding.	Mandatory
PC2711	Village Creek Trail e/o I35W (Town Creek Sewer)	Added new project per Council request to fund the design and right-of-way acquisition for the future Village Creek Trail e/o I35W to follow the Town Creek Sewer alignment. Added \$431,000 in FY27 to appropriated available Park Zone 3 (\$197,611.42) and Park Development - Zone 3 (\$234,077.82) development fee funding.	Recommended
PC2712	BRiCk - Alarm System Phase 2	Added \$112,300 allocation in FY27 from interest income non-bond funding.	Recommended
PC2804	Elk Ridge Park - Bathroom Addition	FY28 allocation moved to unprogrammed.	Recommended
PC2808	Green Ribbon Phase 3	Added Design and ED&P funding to FY28 to initiate Design to prepare for the next round of Green Ribbon grant funding.	Recommended
PC2809	Mistletoe Hill	Combined the two FY27 Mistletoe Hill Projects as one. Also moved allocation to FY28 and escalated costs.	Recommended
PC2901	Chisenhall - Playground Replacement	FY29 allocation shifted from 4B Bond to Non-Bond/Cash to allocate future sponsorship revenue from SFC.	Recommended
PC2904	BRiCk Roof Replacement	Increased FY29 allocation to \$1,500,000.	Necessary
PC2906	Heberle - Park Improvements	Moved FY28 allocation to FY29 and escalated costs.	Necessary

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

Priority Ranking		
Tier 1	Mandatory	Must be done due to legal, regulatory, or contractual obligations.
Tier 2	Necessary	Should be done soon for safety, capacity, aging infrastructure, or code compliance.
Tier 3	Recommended	Strongly advised by staff to meet City goals, improve efficiency, or align with strategic plans.
Tier 4	Desired	Community-driven or "nice-to-have" projects that enhance quality of life but are not essential.

UNPROGRAMMED PROJECT DETAIL						
PROJECT #	PROJECT TITLE	PROJECT DESCRIPTION	TOTAL PROJECT COST	UNPROGRAMMED COST	POTENTIAL FUNDING	PRIORITY DESIGNATION
CAPITAL EQUIPMENT (1)			Unprogrammed Subtotal:	\$640,500		
CE2702	Hulen Pump Station Generator Replacement	Replacement of the back up generator/s at the Hulen Pump Station Site	\$640,500	\$640,500	Water Bond	FY27 Recommended
FACILITIES (4)			Unprogrammed Subtotal:	\$848,750		
FA2702	Library Roof Replacement	The project includes the complete replacement of the roof at the Library.	\$213,150	\$213,150	CO Bond	FY27 Recommended
FA2703	Fire Station 16 Concrete and Drainage Work	The project includes removal and replacement of concrete flatwork and will address drainage issues next to apparatus bays.	\$380,500	\$380,500	CO Bond	FY27 Recommended
FA2704	Service Center Roof Replacement	The project includes the complete roof raplacmeent at the City's Service Center.	\$162,700	\$162,700	CO Bond	FY27 Recommended
FA2705	Service Center HVAC Replacement	The project includes the complete replacement of the HVAC unit at the City's Service Center.	\$92,400	\$92,400	CO Bond	FY27 Recommended
PARKS (24)			Unprogrammed Subtotal:	\$27,826,596		
PC2603	Russell Farm - Bathroom at Chesapeake Building	Replacement of existing and addition of one new stall	\$75,448	\$75,448	4B Bond	TBD Necessary
PC2604	Russell Farm - Hay Barn Restroom	Improvements to the restroom in the hay barn to include weather proofing, furniture and toilet replacements	\$42,000	\$42,000	4B Bond	TBD Necessary
PC2751	Golf - Pond Renovation	Reshaping, depth and dredging	\$99,419	\$99,419	4B Bond	TBD Necessary
PC2851	Golf - Greens Resurface	Resurfacing of all 18 greens	\$460,156	\$460,156	4B Bond	TBD Necessary
PC3104	Plaza Restroom Renovations	The project includes the full renovation of the plaza restrooms with vandal-resistant fixtures and new finishes.	\$159,600	\$159,600	4B Bond	FY27 Necessary
PC2602	Russell Farm - Domestic Water	Establish new domestic water service	\$21,000	\$21,000	4B Bond	TBD Recommended
PC2652	Golf - Additional Well	Addition of a fourth well	\$183,750	\$183,750	4B Bond	TBD Recommended
PC2711	Village Creek Trail e/o I35W (Town Creek Sewer)	The project includes the design, right-of-way and future construction of the Village Creek Trail extension e/o I35W	\$1,481,689	\$1,050,000	4B Bond	TBD Recommended
PC2804	Elk Ridge Park - Bathroom Addition	Addition of a single stall family restroom	\$170,336	\$170,336	4B Bond	TBD Recommended

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

Priority Ranking		
Tier 1	Mandatory	Must be done due to legal, regulatory, or contractual obligations.
Tier 2	Necessary	Should be done soon for safety, capacity, aging infrastructure, or code compliance.
Tier 3	Recommended	Strongly advised by staff to meet City goals, improve efficiency, or align with strategic plans.
Tier 4	Desired	Community-driven or "nice-to-have" projects that enhance quality of life but are not essential.

UNPROGRAMMED PROJECT DETAIL							
PROJECT #	PROJECT TITLE	PROJECT DESCRIPTION	TOTAL PROJECT COST	UNPROGRAMMED COST	POTENTIAL FUNDING	RECOMMENDED PROGRAM YEAR	PRIORITY DESIGNATION
DR3101	Safety Improvements in Town Creek	Safety improvements on SE Tarrant Ave, N Warren St, SW Johnson Ave, and SE Newton Dr to warn drivers of the flooding	\$500,000	\$500,000	CO Bond	TBD	Recommended
DR3102	Village Creek (CR714) Safety Improvements	Safety improvements on CR 714 to warn drivers of the flooding	\$350,000	\$350,000	CO Bond	TBD	Recommended
DR3103	Warren Park Extension Project	Voluntary acquisitions of structures (19) at risk of flooding, extending the existing Warren Park, park with walking paths, walking paths, exercise pads, and a dog park.	\$12,250,000	\$12,250,000	CO Bond	TBD	Recommended
DR3104	Town Creek Railroad and S Warren St Improvements	Increasing roadway and Railroad crossing capacity	\$3,250,000	\$3,250,000	CO Bond	TBD	Recommended
DR3105	South Shannon Creek Storm Drain	development or constructing a new storm drain to facilitate the flow from South Shannon Creek to the main stem Shannon Creek	\$3,250,000	\$3,250,000	CO Bond	TBD	Recommended
DR3106	Wilshire Blvd Crossing on Willow Creek	Increasing roadway and channel capacity	\$10,500,000	\$10,500,000	CO Bond	TBD	Recommended
DR3107	Clubhouse Dr. in Village Creek	Evacuation route flooded in large events. Improvements include increasing the level of service of the roadway.	\$7,750,000	\$7,750,000	CO Bond	TBD	Recommended
DR3108	CR 802 Crossings in Village Creek	Evacuation route flooded in large events. Improvements include increasing roadway and channel capacity.	\$6,900,000	\$6,900,000	CO Bond	TBD	Recommended
DR3109	Bowden Circle Drainage Improvements	Street flooding - Property buy out	\$12,000,000	\$12,000,000	CO Bond	TBD	Recommended
DR3110	Hidden Creek Parkway Drainage Improvements	Pipe from school causing erosion (Sherrod property)	\$1,000,000	\$1,000,000	CO Bond	TBD	Recommended
DR3111	Crown Ct., Kings Ct., and Royal Ct. Localized Flooding Issues	Project includes adding strom drain infrastructure to address flooding issues	\$11,000,000	\$11,000,000	CO Bond	TBD	Recommended
DR3112	Project along 174/Wilshire	approaches, and underground power lines. Both sides of roads. From Booger Creek to McNairn Rd (3500LF)	\$15,000,000	\$15,000,000	CO Bond	TBD	Recommended
DR3113	Prairie Timber Park Drainage Improvements (Phase 2)	Improve relief throughout park and downstream culvert. Additional grading throughout park.	\$950,000	\$950,000	CO Bond	TBD	Recommended
DR3114	Meadowcrest Park Drainage Improvements	Drainage study and development of proposed alternatives/recommendations	\$450,000	\$450,000	CO Bond	TBD	Recommended
DR3115	Hidden Vista Lake Drainage Improvements	Address recurring flooding on the east side of the trail during rainfall events. Drainage study and development of proposed alternatives/recommendations	\$400,000	\$400,000	CO Bond	TBD	Recommended
DR3116	Chisenhall Hike & Bike Trail – Low Water Crossings	Includes evaluation and recommendation of low water crossings along the trail. Addresses safety and accessibility during and after rain events	\$500,000	\$500,000	CO Bond	TBD	Recommended
DR3117	Bailey Lake – Low Water Crossing	Includes evaluation and recommendation of low water crossings along the trail. Intended to improve drainage flow and ensure trail access during rain events	\$500,000	\$500,000	CO Bond	TBD	Recommended

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

Priority Ranking		
Tier 1	Mandatory	Must be done due to legal, regulatory, or contractual obligations.
Tier 2	Necessary	Should be done soon for safety, capacity, aging infrastructure, or code compliance.
Tier 3	Recommended	Strongly advised by staff to meet City goals, improve efficiency, or align with strategic plans.
Tier 4	Desired	Community-driven or "nice-to-have" projects that enhance quality of life but are not essential.

UNPROGRAMMED PROJECT DETAIL							
PROJECT #	PROJECT TITLE	PROJECT DESCRIPTION	TOTAL PROJECT COST	UNPROGRAMMED COST	POTENTIAL FUNDING	RECOMMENDED PROGRAM YEAR	PRIORITY DESIGNATION
DR3118	Quil Miller Master Drainage Study	Miller Creek and their tributaries (Bypass Creek, Hurst Creek) and alternative analyses to address identified flood prone areas	\$500,000	\$500,000	CO Bond	TBD	Recommended
DR3119	SW Wilshire Ditch Improvements	Commercial properties (608 SW Wilhire) flood for extended amount of time after an event. Proposed ditch improvements along SW Wilshire	\$2,000,000	\$2,000,000	CO Bond	TBD	Recommended
DR3120	City-wide stream assessment and MDP	Stream assessment of all streams throughout the City, further develop CIP list and identify problem areas	\$1,000,000	\$1,000,000	CO Bond	TBD	Recommended
DR3121	Shannon Creek Channel Improvements	Clearing and channel improvements near 174	\$2,500,000	\$2,500,000	CO Bond	TBD	Recommended
DR3122	E Renfro Ditch and Culvert Improvements	Ditch clearing and culvert improvements	\$2,000,000	\$2,000,000	CO Bond	TBD	Recommended
DR3123	Quil Miller Improvements near E Renfro St	Quil Miller channel improvements to reduce structure and crossing flooding	\$10,000,000	\$10,000,000	CO Bond	TBD	Recommended
DR3124	Paluxy St & Perdenales St Local Drainage Improvements	From the mouth of the cul-de-sac to the nearest inlet 100 feet away, there is approximately 1/2 in of fall. improve drainage within streets	\$2,000,000	\$2,000,000	CO Bond	TBD	Recommended
ST2_70	ADA Transition Program	Capital projects to address ADA Transition Plan deficiencies	\$5,000,000	\$5,000,000	CO Bond	FY27	Recommended
ST3101	Hidden Creek Parkway Roadway Reconstruction Ph 1	Pavement reconstruction in localized areas of failure.	\$750,000	\$750,000	CO Bond	FY27	Recommended
ST3102	Hidden Creek Parkway Roadway Reconstruction Ph 2	Pavement reconstruction in localized areas of failure.	\$750,000	\$750,000	CO Bond	FY28	Recommended
ST3103	Dobson Westside Sidewalks from Renfro to Miller	New Sidewalk to fill gaps	\$354,000	\$354,000	CO Bond	TBD	Recommended
ST3104	Park Meadow Ln. Sidewalks from Alsbury to McAlister	The project includes installation of new sidewalks along one side of Park Meadow Lane between Alsbury and McAlister	\$556,500	\$556,500	CO Bond	TBD	Recommended
ST3105	Lakewood Drive Extension from CR 1020 to CR 1021	The project includes the design, ROW acquisition and construction of the new Lakewood Drive alignment between CR 1020 and CR 1021.	\$44,682,120	\$44,682,120	CO Bond	TBD	Recommended
ST2651	CR 914 Reconstruction from CR 914A to CR1021	Reconstruction of the existing failed roadway and rehabilitation to subgrade and roadway drainage	\$1,705,000	\$600,000	Sewer Bond	FY27	Recommended
DV2302	Lakewood Drive Extension	Design of Lakewood Dr. Extension to Chisholm Trail Parkway and CR 1902 realignment	\$33,385,865	\$28,000,000	Grant Reimbursement	TBD	Necessary
ST2301	Alsbury Ph. 3 - Widening to CR 914	Construction of four lanes of Alsbury Blvd (CR1020) from Prairie Grove Lane to CR914; Construction of 10' shared use paths	\$61,128,608	\$44,627,331	Grant Reimbursement	TBD	Necessary
ST2402	East Ellison Mobility	Design and construction of Street, utility, parking and sidewalk improvements	\$5,500,000	\$5,500,000	TIF	TBD	Desired

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

Priority Ranking		
Tier 1	Mandatory	Must be done due to legal, regulatory, or contractual obligations.
Tier 2	Necessary	Should be done soon for safety, capacity, aging infrastructure, or code compliance.
Tier 3	Recommended	Strongly advised by staff to meet City goals, improve efficiency, or align with strategic plans.
Tier 4	Desired	Community-driven or "nice-to-have" projects that enhance quality of life but are not essential.

UNPROGRAMMED PROJECT DETAIL						
PROJECT #	PROJECT TITLE	PROJECT DESCRIPTION	TOTAL PROJECT COST	UNPROGRAMMED COST	POTENTIAL FUNDING	PRIORITY DESIGNATION
WATER AND SEWER (7)		Unprogrammed Subtotal:		\$106,020,200		
WA2703	Renfro Widening Utility Relocations	Design and construction costs for the relocation and adjustment of City utilities within the limits of TxDOT Project.	\$3,230,000	\$2,936,000	Water Bond, Sewer Bond	FY28 Mandatory
WA2505	New AMI / AMR Implementation	The implementation of Advanced Metering Infrastructure (AMI) and Automated Meter Reading (AMR) infrastructure	\$9,700,000	\$9,500,000	Water Bond, Sewer Bond	TBD Recommended
WA2702	Hidden Creak Pkwy Tank Rehab	Design and construction of a rehabilitation improvements to the existing elevated storage tank at Hidden Creek Pkwy Pump Station	\$5,724,993	\$5,225,000	Water Bond	FY31 Recommended
WA2704	Secondary Water Source (w/JCSUD)	Design and Construction of infrastructure to secure secondary water source in partnership with JCSUD	\$78,225,000	\$78,225,000	Water Bond	FY27 Recommended
WW2_70	Sewer Basin Assessment (I&I) Program	This project will include an assessment of the sewer collection system for Inflow and Infiltration	\$854,300	\$854,300	Sewer Bond	FY27 Recommended
WW2_80	Manhole Rehab Program	Annual program to rehab manholes within the wastewater collection system to reduce I&I	\$1,352,400	\$1,352,400	Sewer Bond	FY27 Recommended
WW2801	Hyder Ranch Masterplan Sewer	Design and construction of masterplan 12-inch and 15-inch sewer mains servicing the Hyder Ranch development area	\$7,927,500	\$7,927,500	Sewer Bond	TBD Recommended
Totals			\$429,955,071	\$400,265,997		

CITY OF BURLESON

CAPITAL IMPROVEMENT PLAN

FY 2026-27 TO FY2030-31

BOND ISSUANCE SUMMARY								
	2026	2027	2028	2029	2030	2031	2032	Total
General Government Bonds	\$ 22,287,307	\$ 40,460,841	\$ 8,841,901	\$ 7,883,497	\$ 14,443,000	\$ 1,000,000	\$ -	\$ 94,916,546
GO Bond	\$ 17,210,778	\$ 21,969,607	\$ 4,439,901	\$ 1,130,015	\$ 13,443,000	\$ -		\$ 58,193,301
CO Bond	\$ 5,076,529	\$ 18,491,234	\$ 4,402,000	\$ 6,753,482	\$ 1,000,000	\$ 1,000,000		\$ 36,723,245
Capital Equipment (Included in CO #)								
20-year	\$ 800,000	\$ -	\$ -	\$ -	\$ -	\$ -		\$ 800,000
12-year	\$ 325,000	\$ -	\$ -	\$ 3,155,529	\$ -	\$ -		\$ 3,480,529
5-year	\$ 1,326,000	\$ -	\$ 2,652,000	\$ -	\$ -	\$ -		\$ 3,978,000
Water and Sewer Rate CO Bonds	\$ 24,029,042	\$ 37,756,757	\$ 38,362,728	\$ 4,600,158	\$ 4,437,171	\$ 3,638,600	\$ 17,528,800	\$ 130,353,256
* Bond issuance 1 year after CIP appropriation								
Water Bond (CO Bond) *	\$ 22,848,626	\$ 7,166,436	\$ 21,420,116	\$ 2,698,978	\$ 2,637,171	\$ 1,838,600	\$ 9,078,100	\$ 67,688,027
Sewer Bond (CO Bond) *	\$ 1,180,416	\$ 30,590,321	\$ 16,942,612	\$ 1,901,180	\$ 1,800,000	\$ 1,800,000	\$ 8,450,700	\$ 62,665,229
Special Revenue CO Bonds	\$ 12,016,895	\$ 18,227,312	\$ 10,388,794	\$ 16,870,440	\$ 180,556	\$ -	\$ -	\$ 57,683,997
4A Bond (CO Bond)	\$ 5,000,000	\$ 14,837,900	\$ 9,000,000	\$ 15,000,000	\$ -	\$ -		\$ 43,837,900
4A Bond (Revenue Bond)	\$ 6,026,519	\$ -	\$ -	\$ -	\$ -	\$ -		\$ 6,026,519
4B Bond (CO Bond)	\$ 990,376	\$ 3,389,412	\$ 1,388,794	\$ 1,870,440	\$ 180,556	\$ -		\$ 7,819,578
TIF 2 (CO Bond)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		\$ -
TOTAL	\$ 58,333,244	\$ 96,444,910	\$ 57,593,423	\$ 29,354,095	\$ 19,060,727	\$ 4,638,600	\$ 17,528,800	\$ 282,953,799

	2026	2027	2028	2029	2030	2031	2032	Total
GO Bond Total	\$ 17,210,778	\$ 21,969,607	\$ 4,439,901	\$ 1,130,015	\$ 13,443,000	\$ -	\$ -	\$ 58,193,301
CO Bond Total	\$ 35,095,947	\$ 74,475,303	\$ 53,153,522	\$ 28,224,080	\$ 5,617,727	\$ 4,638,600	\$ 17,528,800	\$ 218,733,979
Revenue Bond Total	\$ 6,026,519	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,026,519

City Council Regular Meeting

DEPARTMENT: Development Services

FROM: Tony D. McIlwain, Development Services Director

MEETING: August 3, 2026

SUBJECT:

Receive a report, hold a discussion, and provide staff direction on Short-Term Rentals. (*Staff Contact: Tony D. McIlwain, Development Services Director*)

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 High Performing City Organization Providing Exceptional, People Focused Services	1.2 Continue to improve the efficiency and productivity of operations

SUMMARY:

City staff received a request from Councilman Scott to bring short-term rentals (STRs) forward to City Council for a discussion. City Council approved the STR registration process, along with a \$150 permit fee on May 1, 2023. At that meeting, Council requested a one-year update on the program, which was inadvertently not done by staff. This item provides an update on the STR process, consideration on the collection of HOT-MOT, code compliance efforts, and 3rd party vendor services.

The City's application process requires operators to obtain a permit and register their STR. City staff review STR permits and conduct inspections of the premises. STR permits expire on the last day of the month, one year after the date of issuance. New permits are required for the continuous operation of a STR.

STRs are not exempt from HOT-MOT tax since they rent rooms for less than 30 consecutive days. The state HOT-MOT rate is 6% of the price paid for lodging. The City charges a local HOT-MOT rate of 7%. HOT-MOT taxes can only be used for tourism-related purposes and electronic tax administration.

Should the City Council decide to move forward with the collection of HOT/MOT, the Texas Tax Code provides the following:

Sec. 351.1012 ELECTRONIC TAX ADMINISTRATION SYSTEM.

(a) Notwithstanding any other provision of this chapter, a municipality may spend each year not more than the lesser of one percent or \$75,000 of the revenue derived from the tax authorized by this chapter during that year for the creation, maintenance, operation, and administration of an electronic tax administration system. A municipality may not use revenue the municipality is authorized to spend under this subsection to conduct an audit.

(b) A municipality may contract with a third party to assist in the creation, maintenance, operation, or administration of the electronic tax administration system.

However, if the city authorizes and requires the electronic tax administration system, the city also must allow the HOT/MOT collectors (hotels, STRs) to withhold from the tax payment "one percent of the amount of the tax collected" as reimbursement for the cost of collecting the tax as provided below.

Sec. 351.005. REIMBURSEMENT FOR EXPENSES OF TAX COLLECTION AND USE OF ELECTRONIC TAX ADMINISTRATION SYSTEM.

(a) A municipality may permit a person who is required to collect and pay over to the municipality the tax authorized by this chapter to withhold not more than one percent of the amount of the tax collected and required to be reported as reimbursement to the person for the cost of collecting the tax.

(b) If a municipality uses revenue derived from the tax authorized by this chapter to create, maintain, operate, or administer an electronic tax administration system as authorized by Section [351.1012](#), the municipality shall permit a person who is required to collect and pay over to the municipality the tax authorized by this chapter to withhold not more than one percent of the amount of the tax collected and required to be reported as reimbursement to the person for the cost of collecting the tax.

(c) The municipality may provide that the reimbursement provided or required by this section be forfeited because of a failure to pay the tax or to file a report as required by the municipality.

Staff received a list from Councilman Scott identifying possible STR locations. That list was extremely helpful as multiple operators were in violation. As of July 13th, there were nine (9) approved STR applications, and fourteen (14) applications under staff review. Code Compliance reports that five (5) operators have either not responded or remain in non-compliance with the registration requirements. We have provided second notices to these operators.

The proliferation of STRs proposes challenges to city staff. The City has three code compliance officers, which is not enough manpower for the sustained, dedicated effort needed to adequately monitor and enforce unpermitted STRs. City staff has discussed 3rd party options to augment identification and outreach to STR operators. A 3rd party could also assist with HOT-MOT collection if City decides to move in that direction.

Staff researched third party vendors, with an aim toward information gathering and possible assistance with the identification and administration of STRs. Staff contacted Azavar, a company that provides compliance solutions and revenue maximization to local governments in the specific area of STRs. Azavar utilizes Localgov software and data brokers for the identification and administration of STRs. A copy of their full program capabilities and a presentation have been included for Council's review.

RECOMMENDATION:

Staff is seeking Council's feedback and input on this item.

PRIOR ACTION/INPUT (Council, Boards, Citizens):

May 1, 2023: City Council approved a short-term rental registration process and fee.

REFERENCE:

Insert CSO# 5092-05-2023

[ARTICLE XII: SHORT-TERM RENTAL
REGISTRATION - City of Burleson, TX](#)

FISCAL IMPACT:

Proposed Expenditure/Revenue: n/a
Account Number(s): n/a
Fund: n/a
Account Description: n/a
Procurement Method: n/a

STAFF CONTACT:

Tony D. McIlwain, AICP, CFM
Development Services Director
tmcilwain@burlesontx.com
817-426-9684

Short Term Rentals

Presented to the City Council – August 3, 2026

Tony D. McIlwain, Development Services Director

Short-Term Rentals

- City staff received a request from a Councilmember to bring short-term rentals (STR) forward to City Council for a discussion.
- This item provides an update on the STR process, code compliance efforts, consideration on the collection of HOT-MOT on these rentals, and 3rd party vendor services.

Short-Term Rentals

- May 1, 2023: City Council approved the STR registration process, a \$150 permit fee, and no direction to actively collect HOT-MOT.
- The City defines short-term rental as a residential premises, or portion thereof, used for lodging accommodations to occupants for a period of not less than one or more than thirty (30) consecutive days, other than an ongoing month-to-month tenancy granted to the same renter for the same premises. The definition of short-term rental does not include a hotel, motel, bed and breakfast, executive suite, or other nonresidential use.
- At that meeting, Council requested a one-year update on the program, which was inadvertently not done by staff.

Application Requirements

- The City's application process requires operators to obtain a permit and register their STR.
- City staff review STR permits and conduct inspections of the premises.
- STR permits expire on the last day of the month, one year after the date of issuance.
- New permits are required for the continuous operation of a STR.

Application Requirements

- Applications shall be in writing on a short-term rental application form prescribed by the city manager or his designee. The date of receipt of an application form shall be recorded by the city in a manner sufficient to verify the date of its submission. The owner or operator must submit the following information on the application form:
 - (1) The physical address of the short-term residential premises;
 - (2) The number of bedrooms and the applicable overnight and daytime occupancy limit of the proposed short-term rental premises;
 - (3) The owner's name, address, e-mail address, and telephone number;
 - (4) If the owner is not a natural person, then the name, address, and e-mail address of a natural person who has the legal authority to act for the owner;
 - (5) The operator's name, address, e-mail address, and telephone number;

Application Requirements

- (6) If the operator is not a natural person, then the name, address, and e-mail address of a natural person who has the legal authority to act for the operator;
- (7) The name, address, e-mail address, and twenty-four (24) hour telephone number of a local contact person;
- (8) A statement that the owner or operator of the short-term rental will comply with the requirements of this article, including but not limited to, obtaining annual independent inspections of required fire extinguishers in compliance with the city's current fire code, and with all applicable state and local laws, and that the owner or operator shall be liable for any violations of applicable state and local laws;
- (9) When applicable, written verification from the owner that the operator is authorized to operate the premises as a short-term rental; and
- (10) Such other information as the city manager or his designee deems reasonably necessary to administer this article.

STR Inspection

- STR operator allows the city to conduct an on-site inspection of the short-term rental premises to ensure compliance with minimum health and safety requirements for use and occupancy.
- If, upon completion of an inspection, the premises are found to be in violation of one (1) or more provisions of applicable city codes and ordinances, the city shall provide written notice of such violation and shall set a reinspection date for a violation to be corrected prior to issuance of a short-term rental permit.

Additional Requirements

- Smoke alarms and fire extinguisher.

Each short-term rental owner or operator shall provide in the short-term rental working smoke and carbon monoxide detectors, with alarms, in accordance with adopted codes, and at least one working type A fire extinguisher.

The owner or operator is responsible for obtaining annual independent inspections of the fire extinguishers in compliance with the city's current fire code. The premises shall otherwise comply with applicable Code of Ordinance requirements, including but not limited to all building and fire codes.

- Emergency evacuation routes.

Each short-term rental owner or operator shall provide in a conspicuous place in the short-term rental a dimensioned floor plan of the short-term rental identifying bedrooms, other living spaces, and emergency evacuation routes.

Code Compliance

- There are currently nine (9) registered STRs.
- Staff received a list of possible STRs from a Councilmember. From that list, staff investigated the list and identified the following:
 - Fourteen (14) listings that were operating without proper registration, which are now under staff review.
 - Thirteen (13) listings with no evidence of current STR use.
 - Nine (9) listings outside city limits.
 - Five (5) listings in violation, with 2nd notifications sent to operators.

Code Compliance

- The proliferation of STRs proposes challenges to city staff.
- The City has three code compliance officers, which is not enough manpower for the sustained, dedicated effort needed to adequately monitor and enforce unpermitted STRs.
- City staff has discussed 3rd party options to augment identification and outreach to STR operators.
- A 3rd party could also assist with HOT-MOT collection if City decides to move in that direction.

HOT-MOT

- STRs are not exempt from HOT-MOT tax since they rent rooms for less than 30 consecutive days.
- The state HOT-MOT rate is 6% of the price paid for lodging.
- The City charges a local HOT-MOT rate of 7%
- HOT-MOT taxes can only be used for tourism-related purposes and electronic tax administration.

Electronic Tax Administration

- If City Council decides to move forward with third-party collection of HOT/MOT, the Texas Tax Code provides the following:
- **TEXAS TAX CODE Sec. 351.1012 ELECTRONIC TAX ADMINISTRATION SYSTEM.**
 - (a) Notwithstanding any other provision of this chapter, a municipality may spend each year not more than the lesser of one percent or \$75,000 of the revenue derived from the tax authorized by this chapter during that year for the creation, maintenance, operation, and administration of an electronic tax administration system. A municipality may not use revenue the municipality is authorized to spend under this subsection to conduct an audit.*
 - (b) A municipality may contract with a third party to assist in the creation, maintenance, operation, or administration of the electronic tax administration system.*

Electronic Tax Administration

- However, if the city authorizes and requires the electronic tax administration system, the city also must allow the HOT/MOT collectors (hotels, STRs) to withhold from the tax payment "one percent of the amount of the tax collected" as reimbursement for the cost of collecting the tax as provided below.
- **TEXAS TAX CODE SEC. 351.005. REIMBURSEMENT FOR EXPENSES OF TAX COLLECTION AND USE OF ELECTRONIC TAX ADMINISTRATION SYSTEM.**
 - (a) A municipality may permit a person who is required to collect and pay over to the municipality the tax authorized by this chapter to withhold not more than one percent of the amount of the tax collected and required to be reported as reimbursement to the person for the cost of collecting the tax.*
 - (b) If a municipality uses revenue derived from the tax authorized by this chapter to create, maintain, operate, or administer an electronic tax administration system as authorized by Section [351.1012](#), the municipality shall permit a person who is required to collect and pay over to the municipality the tax authorized by this chapter to withhold not more than one percent of the amount of the tax collected and required to be reported as reimbursement to the person for the cost of collecting the tax.*
 - (c) The municipality may provide that the reimbursement provided or required by this section be forfeited because of a failure to pay the tax or to file a report as required by the municipality.*

Third Party Vendors

- Staff researched third party vendors, with an aim toward information gathering and possible assistance with the identification and administration of STRs.
- There are several companies that provide resources to local governments to aid in the administration of STRs and the collection of HOT-MOT.
- Should the City enter into a contract with a 3rd party vendor, there would a:
 - 1): General Fund expense for their services;
 - 2): tax revenue expenditure associated with electronic tax administration
 - 3): 1% tax revenue loss associated with the required operator withholding.

HOT-MOT Adopted Budget

- Below is a table detailing HOT-MOT as a percent of the total adopted operating budget.

Expenditure Budgets	Budget	Percent of Budget
Hot/Mot Adopted Budget	723,390	0.40%
Total Adopted Operating Budget	182,381,461	100.00%

HOT-MOT Collection Revenue

- During 1st Quarter, 27 different operators paid local HOT-MOT to City
- Amount received totaled \$95,339.89
- One operator is a registered STR
- One operator has transitioned from STR to long-term rental

Feedback/ Direction

- Staff is seeking Council's feedback and direction regarding STRS.
- Is Council interested in making any changes to the City's registration process or fee?
- Is Council interested in actively collecting HOT-MOT on STRs?
- Is Council interested in pursuing 3rd party vendors to assist with the administration of STRs and/or collection of HOT-MOT funds?

Questions/Comments

- Does the Council have any questions or requests for additional information?

City Council Regular Meeting

DEPARTMENT: City Manager's Office
FROM: Eric Oscarson, Deputy City Manager
MEETING: August 3, 2026

SUBJECT:

Receive a report, hold a discussion, and provide staff direction regarding Tax Increment Reinvestment Zones (TIRZ) and Tax Increment Financing (TIF). (*Staff Contact: Eric Oscarson, Deputy City Manager*)

STRATEGIC PRIORITY AND GOAL(S):

Strategic Priority	Strategic Goal
 Dynamic & Preferred City Through Managed Growth	2.1 Attract and retain top-tier businesses 2.2 Promote sustainable residential and commercial development through strategic and long-term planning 2.3 Enhance connectivity and improve mobility 2.4 Implement the city's Capital Improvement Program 2.5 Develop and maintain facilities and utility services

SUMMARY:

Receive a report, hold a discussion, and provide staff direction regarding Tax Increment Reinvestment Zones (TIRZ) and Tax Increment Financing (TIF)

RECOMMENDATION:

N/A

PRIOR ACTION/INPUT (Council, Boards, Citizens):

REFERENCE:

N/A

FISCAL IMPACT:

N/A

STAFF CONTACT:

Eric Oscarson
Deputy City Manager
eoscarson@burlesontx.com
817-426-9837

TIRZ/TIF Overview

City Council

August 3, 2026

Presentation Outline

- Request for Presentation
- What is a TIRZ/TIF?
- What can be funded?
- Existing TIRZ
- Are they still relevant?
- When/where should we use TIRZ/TIF?
- TIRZ Dissolution
- Strategic Opportunities
- Questions of Staff
- Council Discussion

City Council Request

Staff received a request from two Councilmembers requesting a presentation on TIRZ/TIF.

What is a TIRZ/TIF?

Definitions:

TIRZ - Tax Increment Reinvestment Zone is a financing tool authorized under Chapter 311 of the Texas Tax Code that allows a city or county to fund public improvements by using the future increase in property tax revenues generated within a designated area. It is not a new tax—it is a redirection of future tax growth.

TIF - Tax Increment Financing (TIF) is the financing mechanism used to fund public improvements by capturing the increase in property tax revenue generated by new development or redevelopment within the established TIRZ.

What is a TIRZ/TIF?

TIRZ



Defined Boundary

TIF



Increment Generated to Fund Projects and Operations

TIRZ/TIF 101

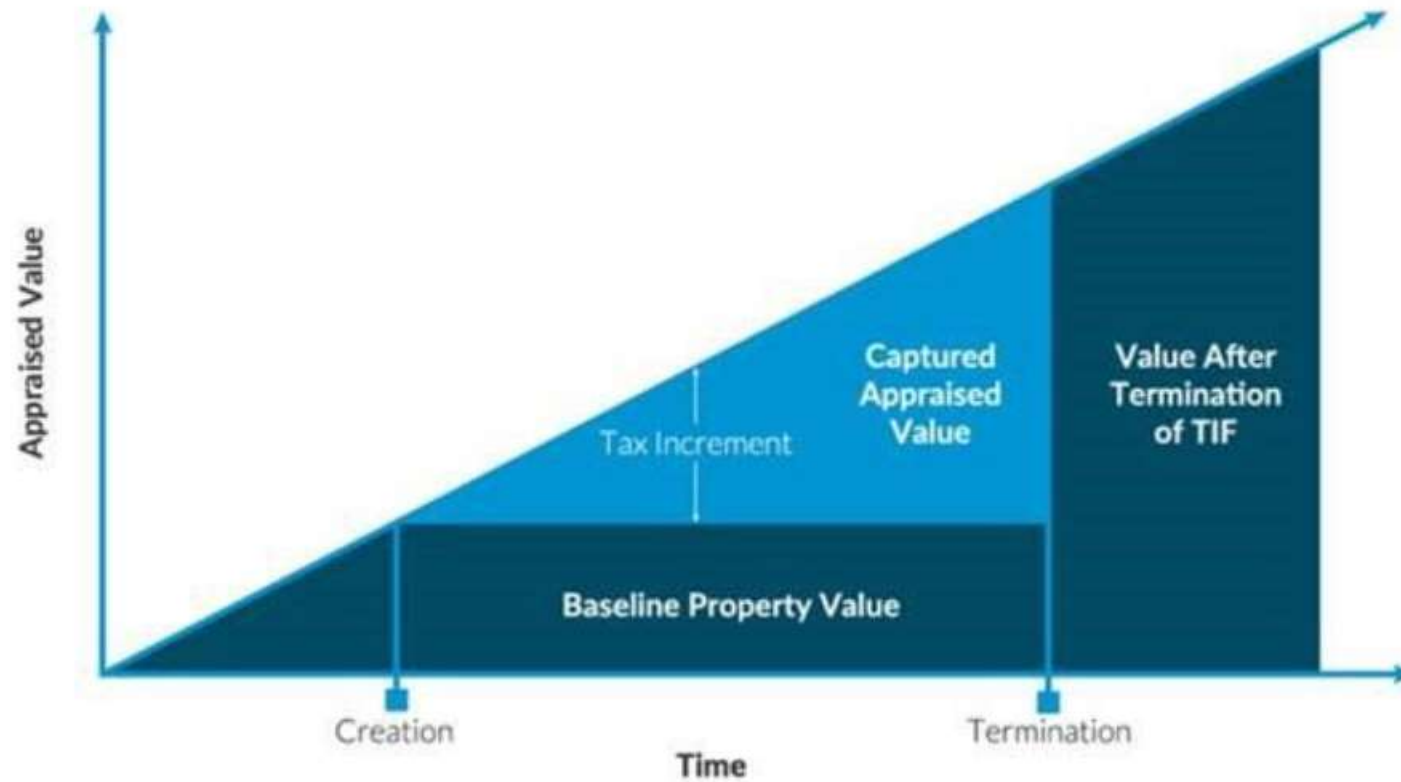
- Economic Development and Infrastructure Financing Tool
- Captures Future Growth within a Defined Area
- Growth used to Fund Infrastructure
- Does not Create a New Tax
- TIF Board Created to Review Projects and Approve Budgets
- Duration of TIRZ is based on length of time to complete goal
- TIRZ Boundaries can be adjusted
- City, County and ISD may participate
- Funding can be incremental

What can be funded?

- Infrastructure
- Public Improvements (including Parks)
- Public Safety Improvements
- Development Agreements
- Operational Costs

TIRZ/TIF 101

How the Financing Works



TIRZ/TIF 101

How the Financing Works – Example

Suppose a TIRZ is created when the taxable value is **\$50 million**.

Base value: **\$50 million**

Ten years later: **\$90 million**

Increment: **\$40 million**

If the city tax rate is **\$0.60 per \$100 Valuation**:

- Taxes on the original \$50 million continue flowing to the city's General Fund.
- Taxes on the additional \$40 million (about **\$240,000 per year**) are deposited into the Tax Increment Fund and used for projects within the TIRZ.

Existing TIRZ - TIRZ #2

TIRZ #2

- City Council created TIRZ 2 in 2005 to promote development and redevelopment of the area included in the TIRZ, including Old Town.
- Base values determined by January 2005.
- Boundaries amended in 2016
- Termination was initially 2024 but was extended to 2041 in 2020.
- Priorities Included:
 - Infrastructure Delivery
 - Development Leverage
 - Operational Uses
 - Community Benefits

TIRZ #2

Priority Project

- Phase 1 – B & G Development
 - Estimated Costs of \$206,750 for utilities.
 - Estimated Revenue of \$47,878.40 in year 1
 - Cost Recovery by 2009
 - All infrastructure costs for all phases would be approximately \$1,000,000



TIRZ #2 Original Project Plan

- | | | | |
|--|---|--|---|
| | <ul style="list-style-type: none"> •Reroute Abner Lee to south of future Spinks Runway expansion | | <ul style="list-style-type: none"> •Old Town Infrastructure |
| | <ul style="list-style-type: none"> •“Backage” road from E. Renfro north to Stone Rd. | | <ul style="list-style-type: none"> •Old Town Beautification |
| | <ul style="list-style-type: none"> •Channelization of Village Creek | | <ul style="list-style-type: none"> •Drainage improvement on Johnson by Post Office and Library |
| | <ul style="list-style-type: none"> •Widening of E. Renfro to Village Creek Bridge | | <ul style="list-style-type: none"> •Improvements on NW side of 174 from Renfro to Hillery |
| | <ul style="list-style-type: none"> •Trails on Village Creek | | <ul style="list-style-type: none"> •Drainage from Douglas to SH174 |
| | <ul style="list-style-type: none"> •Old Service Center site | | <ul style="list-style-type: none"> •Trails along creeks from Taylor to 35 |
| | <ul style="list-style-type: none"> •Beautification of RR through Old Town | | |



Projects Completed

TIRZ #2 Completed Projects

B&G Professional Buildings- 2006

- Cash Reimbursement - \$593,371
- Public Infrastructure

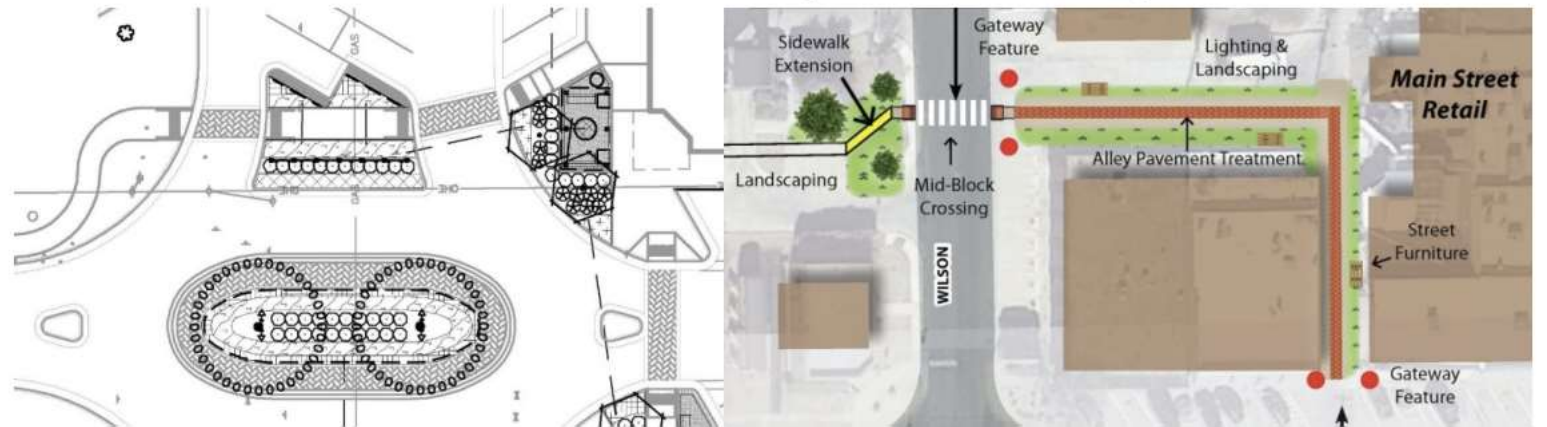


TIRZ #2 Completed Projects

Old Town Mobility
Improvements

Capital Improvements

- Cash - \$257,000



TIRZ #2 Completed Projects

Mayor Vera Calvin Plaza and Parking
Capital Improvements

- Cash - \$2,300,000
- Debt - \$5,715,000



TIRZ #2 Completed Projects

Old Town Station - 2015

- Cash Grant - \$300k
- TIF Rebate – 50% City TIF for Five Years
- 50% GF Sales Tax for 5 Years



TIRZ #2 Completed Projects

Depot on Main- 2016

- 75% TIF Rebate Annually up to \$2 MM
- Rebate for public infrastructure



TIRZ #2 Completed Projects

135 W. Ellison - 2020

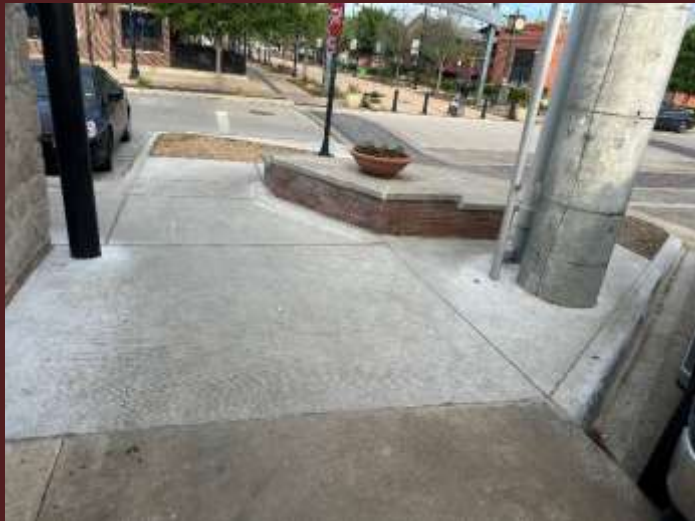
- Debt - \$3,196,500 for offsite improvements and construction of portion of buildings 3,4, & 5.



TIRZ #2 Completed Projects

ADA Improvements – Ellison and
Wilson

- Debt - \$85,000



TIRZ #2 Active Projects

Ellison Realignment/Parking

- Debt - \$379,000



Parking Lot Improvements

- [illegible]

Renfro/Johnson Intersection and Sidewalk Improvements

-

TIRZ #2 Future Projects

East Ellison Mobility

- Debt - \$5,500,000



TIRZ #2 Future Projects

- Reroute Abner Lee to south of future Spinks Runway expansion
- Channelization of Village Creek
- Drainage improvement on Johnson by Post Office and Library
- Improvements on NW side of 174 from Renfro to Hillery
- Drainage from Douglas to SH174
- Trails along creeks from Taylor to 35

TIRZ #2 Existing Obligations

TIF Portion of Outstanding Debt Schedule

Period ending	Principal	Interest	Total P&I
9/30/2026	410,000	319,051	729,051
9/30/2027	425,000	302,575	727,575
9/30/2028	440,000	284,250	724,250
9/30/2029	455,000	266,175	721,175
9/30/2030	495,000	248,375	743,375
9/30/2031	505,000	229,525	734,525
9/30/2032	520,000	210,200	730,200
9/30/2033	540,000	189,994	729,994
9/30/2034	550,000	168,769	718,769
9/30/2035	590,000	146,263	736,263
9/30/2036	610,000	122,291	732,291
9/30/2037	630,000	97,303	727,303
9/30/2038	655,000	72,100	727,100
9/30/2039	280,000	53,575	333,575
9/30/2040	295,000	41,200	336,200
9/30/2041	305,000	28,600	333,600
9/30/2042	315,000	15,900	330,900
9/30/2043	105,000	7,175	112,175
9/30/2044	70,000	3,325	73,325
9/30/2045	35,000	875	35,875
9/30/2046	-	-	-
9/30/2047	-	-	-
9/30/2048	-	-	-
9/30/2049	-	-	-
9/30/2050	-	-	-
Total	8,230,000	2,807,521	11,037,521



Source: Hilltop Securities Inc.

TIF Outstanding Debt by Issuance Fiscal Year

ISSUANCE	OUTSTANDING PRINCIPAL
2025	\$ 485,000
2024	455,000
2023	410,000
2022	2,700,000
2018	4,180,000
Total	\$ 8,230,000

Table reflects as of February 2026.

Obligation	Description	Remaining Balance	Notes
Depot on Main Holdings, LLC	Development Agreement / Economic Development Incentive	\$1,272,684.63	Remaining obligation under the 380 & Development Agreement
BrightView Landscape Services	Landscape Maintenance	\$69,757.27	Current contract expires 11/7/2026 (rebid planned)
WinterGreen Synthetic Grass	Turf Maintenance	\$4,950.00	FY2026 contract; expires 9/30/2026

Current TIF 2 Contractual Commitments

Operational Costs – TIF #2 Fund

YTD as of June 30, 2026	FY 2025 Revised Budget	FY 2025 YTD	FY 2025 YE	FY 2026 Revised Budget	FY 2026 YTD	FY 2025 YTD % Budget	FY 2026 YTD % Budget
Personnel	41,348	13,836	18,013	49,541	24,710	33%	50%
Economic Development Incentive	53,045	110,888	110,888	740,181	616,428	209%	83%
Miscellaneous Expense	26,500	20,854	20,854	26,500	18,823	79%	71%
Equipment Maint & Repair	1,500	-	-	-	-	0%	NA
Recruitment Expenses	400	-	-	-	-	0%	NA
Minor Apparatus	16,800	597	620	-	2,503	4%	NA
Financial Services	-	966	966	-	970	NA	NA
Grounds Maintenance & Repair	110,000	74,923	99,104	117,250	86,673	68%	74%
Contribution to ERF	2,280	1,710	2,280	4,338	3,249	75%	75%
IT Contribution	-	-	-	1,041	774	NA	74%
Cost Allocation to GF	37,590	28,197	37,590	37,590	28,197	75%	75%
Transfer to GF	231,964	173,973	231,922	238,923	179,192	75%	75%
Transfer to Gen DSF	691,914	539,154	691,104	730,091	573,401	78%	79%
Totals	1,213,341	965,097	1,213,341	1,945,455	1,534,919	80%	79%

- Transfer to GF includes costs for Police Officers work in the TIRZ

Are TIRZ Still Viable?

What has changed?

- Property Tax Law Reform
 - 3.5% Voter Approval Limit
 - Previously 8% Limit
 - TIF not capped with 3.5% revenue growth
 - Continued debate at state level
 - Reduce voter approval rate to 2.5%

Potential Concerns

- Tax Increment not available to General Fund
- Limits flexibility of future General Fund Budgets
- Dedicated funding to one area of the community

Why TIRZ Still Matter?

- Deliver Infrastructure without impact to General Fund
- Leverage Private Investment
- Accelerate Development that would otherwise not occur
- Ability to issue revenue bonds

When should a TIRZ be used?

But for the public participation, the project would not occur in the foreseeable future.

When should a TIRZ be used?

- Appropriate Uses
 - Roads
 - Water and Sewer Infrastructure
 - Drainage
 - Parking
 - Sidewalks
 - Parks



When should a TIRZ be used?

- Bridge Financing Gaps
 - Reimburse developers for infrastructure over a period of time
 - Development Incentive
- Promote Development
 - Encourage development in areas lacking infrastructure
 - Catalyze growth where the market forces alone are insufficient

Where should a TIRZ be used?

- Areas needing improvement
 - Structures in a failing state
 - Inadequate infrastructure
 - Redevelopment needs
- Transit-Oriented Development
 - Higher density mixed-use areas
 - Transit corridors
- Vacant or Undeveloped Areas
 - Infrastructure barriers prevent development
 - Large capital investment needed for development to occur

TIRZ Dissolution

Immediate Impact

- After all outstanding obligations are satisfied, the full taxable value returns to the participating taxing entities.
 - TIF 2 did not issue Revenue Bonds but COs
 - TIF 2 could dissolve without paying off debt service
 - GF could preserve tax revenue to support the I&S
- Future tax increment (incremental growth) is no longer deposited into the TIF Fund.
- The former tax increment becomes part of the City's regular tax base and is subject to Truth-in-Taxation and 3.5% voter-approval limit.
- GF would have to absorb the TIF operational expenses.

Budget Impact

- The General Fund may not realize the full value of the returned increment if Truth-in-Taxation limits require a tax rate reduction.
- If the City reaches the voter-approval limit, a lower tax rate can permanently reduce the revenue generated from the returned value unless voters approve a higher rate.

Using the 2025 Truth-in-Taxation calculations, staff estimated the impact on the City's tax rates if the current TIRZ had been dissolved.

	2025 Current State TNT Calculation	2025 Dissolution Scenario	Variance
No-New Revenue Rate	\$0.6591	\$0.6592	\$0.0001
Voter Approval Tax Rate	\$0.7218	\$0.7122	(\$0.0096)

This occurs because the tax increment revenue currently dedicated to the TIRZ is excluded from certain Truth-in-Taxation calculations. As a result, dissolving the TIRZ would have had a minimal impact on the No-New-Revenue Tax Rate while reducing the City's maximum voter-approval tax rate capacity.

FY 2025-2026 Tax Rate Calculation Scenario

Strategic Opportunities

FUTURE TIRZ/TIF

Strategic Opportunities

- Hidden Creek Corridor
 - Future Business Park
 - Undeveloped Growth Areas
- Evaluation Criteria
 - Significant Infrastructure
 - Development would otherwise not occur
 - Community Benefit
 - Long-term fiscal return justify participation.

Questions for Staff

Council Discussion
