



CITY COUNCIL MEETING FEBRUARY 24TH, 2026 AGENDA

City Hall, 120 El Chico Trl., Suite A, Willow Park, TX 76087

Tuesday, February 24, 2026 at 6:00 PM

CALL TO ORDER AND DETERMINATION OF QUORUM

INVOCATION, PLEDGE OF ALLEGIANCE AND TEXAS PLEDGE

1. Mayor Comments

Prayer

Comment about Unity

PUBLIC COMMENTS (Limited to five minutes per person)

To address the City Council, residents must complete a speaker form and turn it in to the City Secretary at least five (5) minutes before the start of the meeting. The Rules of Procedure state that all comments are to be limited to five (5) minutes for each speaker provided that there are no more than ten (10) speakers. If there are more than ten (10) speakers, the Mayor and/or the City Council may reduce the applicable time limits to speak to three (3) minutes. Pursuant to the Texas Open Meetings Act, the Council is not permitted to take action on or discuss any item not listed on the agenda. The Council may: (1) make a statement of fact regarding the item; (2) make a statement concerning the policy regarding the item; (3) propose the item be placed on a future agenda (Tex. Govt. Code §551.042). Each speaker shall approach the podium or designated speaker location and state his/her name and address before speaking. Speakers shall address the City Council with civility that is conducive to appropriate public discussion. Speakers may only address the City Council and not individual officials, commission members, committee members, or employees. The public cannot speak from the gallery, but only from the podium or designated speaker location.

CONSENT AGENDA

These items consist of non-controversial or "housekeeping" items required by law. Items may be considered individually by any Council member making such request prior to a motion and vote on the Consent Items.

2. Approval of Regular City Council Meeting Minutes:

January 13, 2026

January 22, 2026

PUBLIC HEARINGS

- 3. PUBLIC HEARING:** to consider a request for change in zoning from "Class II: Residential: 'R-1' Single-Family District" to "Class I: Special Purpose: 'PD/BD' Planned Development District" for the Beall-Dean Ranch Development, being a tract of land in the F.H. HAMMON SURVEY, Abstract No. 673, the HEIRS OF FRANCISCO SANCHEZ SURVEY, Abstract No. 2346, and the H.T. & B.R.R. CO. SURVEY NO. 5, Abstract No. 647, described in the deed to John Henry Dean III recorded in volume 1441, page 424 of the Official Public Records of Parker County, Texas, containing approximately 317.732 acres, more or less, and within the City of Willow Park, Texas.

OPEN HEARING:

CLOSE HEARING:

- 4. PUBLIC HEARING:** to consider a request for change in zoning from "Class III - Business: "C" Commercial District and Class V - IH-20 Overlay District" to "Class II - Residential: "R-3" Multifamily District" for the Christ Church West Assembly of God, being the owner of Lot 1 Block 2 of FAWCETT ADDITION, an addition to the City of Willow Park, Parker County, Texas, according to the plat thereof recorded in Cabinet D, Slide 144, P.R.C.T. within the JOHN H PHELPS SURVEY Abstract Number 1046, Parker County Texas, containing approximately 6.03 acres, more or less, and within the City of Willow Park, Texas.

OPEN HEARING:

CLOSE HEARING:

REGULAR AGENDA ITEMS

- 5. Discussion & Action: Rules of Order for City Council Meetings.** *(City Attorney Andy Messer)*
- 6. Presentation: Parker County Water Initiative by Jessica Brown, Frees & Nichols Engineering.** *(Interim City Manager Michelle Guelker)*
- 7. Presentation: Quarterly Financial Report.** *(Jake Weber, CPA)*
- 8. Discussion & Action:** to consider a request for change in zoning from "Class II: Residential: 'R-1' Single-Family District" to "Class I: Special Purpose: 'PD/BD' Planned Development District" for the Beall-Dean Ranch Development, being a tract of land in the F.H. HAMMON SURVEY, Abstract No. 673, the HEIRS OF FRANCISCO SANCHEZ SURVEY, Abstract No. 2346, and the H.T. & B.R.R. CO. SURVEY NO. 5, Abstract No. 647, described in the deed to John Henry Dean III recorded in volume 1441, page 424 of the Official Public Records of Parker County, Texas, containing approximately 317.732 acres, more or less, and within the City of Willow Park, Texas *(City Planner Chelsea Kirkland, Interim City Manager Toni Fisher).*

9. **Discussion & Action:** to consider a request for change in zoning from “Class III - Business: "C" Commercial District and Class V - IH-20 Overlay District” to “Class II - Residential: "R-3" Multifamily District” for the Christ Church West Assembly of God, being the owner of Lot 1 Block 2 of FAWCETT ADDITION, an addition to the City of Willow Park, Parker County, Texas, according to the plat thereof recorded in Cabinet D, Slide 144, P.R.C.T. within the JOHN H PHELPS SURVEY Abstract Number 1046, Parker County Texas, containing approximately 6.03 acres, more or less, and within the City of Willow Park, Texas. *(City Planner Chelsea Kirkland, Interim City Manager Toni Fisher)*
10. **Discussion & Action:** to consider a Resolution accepting petition and calling public hearing for the proposed annexed property of approximately 61.405 acres of land, out of the w. franklin survey, abstract no. 468 and in the A. McCarver survey, abstract no. 910, Parker county, Texas, being generally located at the northeast corner of crown road and meadow place drive (Clearion), City Council may adopt a Resolution that: sets public hearing date and authorizes the publication and mailing of notice of the public hearing. LGC 43.0673(d). *(City Attorney Andy Messer)*
11. **Discussion & Action:** to consider Mowing & Landscaping RFP bids, select and approve 2026-2028 Contract. *(Parks Director Mandy McCarley, Interim City Manager Toni Fisher)*
12. **Discussion & Action:** for approval of a Policy and Sponsorship Request Application regarding Hotel Occupancy Tax (HOT) funds. *(Communications Director Rose Hoffman, Councilmember Eric Contreras)*
13. **Announcement:** "Sponsorship Recipient" [using Hotel Occupancy Tax (HOT) funds] in the amount of \$10,000 to "The Promise" Artistic Production. *Johnathan Stickland to present "The Promise". (Mayor Teresa Palmer, Communications Director Rose Hoffman, Finance Director Andrea Saylor, Interim City Manager Toni Fisher)*
14. **Racial Profiling Report** *(Willow Park Police Chief Lacy, Commander Hamilton)*
15. **Discussion & Action: City Council and Mayor Pay** *(City Attorney Andy Messer)*

EXECUTIVE SESSION

In accordance with the Texas Government Code, Chapter 551, Subchapter D, the City Council will recess in Executive Session (closed meeting) to discuss the following:

16. **Section 551.074, Personnel Matters; City Secretary.**
17. **Section 551.071, Consultation with City Attorney regarding City of Aledo, Texas and City of Fort Worth, Texas v. City of Willow Park, Texas, cause number CV26-0175 in Parker County District Court 43rd District.**

Police Investigation.

18. **Section 551.071, Consultation with City Attorney; Legal Fees by Ed Huddleston incurred by Mayor Teresa Palmer.**

19. **Section 551.071. Consultation with City Attorney; Legal Services Provided in Protection of Mayor Teresa Palmer in her Official Capacity regarding councilmember Wright's February 10, 2026, agenda item numbers 26 and 27.**

RECONVENE INTO OPEN SESSION

In accordance with the Texas Government Code, Chapter 551, the City Council will reconvene into Regular Session to consider action, if any, on matters discussed in Executive Session.

20. **Discussion & Action: consideration of Legal Fees by Ed Huddleston incurred by Mayor Teresa Palmer.** *(City Attorney Andy Messer, Interim City Manager Toni Fisher)*

21. **Discussion & Action: Legal Services Provided in Protection of Mayor Teresa Palmer in her Official Capacity regarding councilmember Wright's February 10, 2026, agenda item numbers 26 and 27.** *(Mayor Teresa Palmer)*

INFORMATIONAL COMMENTS

22. **City Manager Comments**

Public Comments vs. Citizen Comments

23. **City Council/Mayor Comments**

Response/Reply to Meeting Items/Comments

24. **Items of Community Interest**

Save the Date - July 4, 2026 @ The District of Willow Park. More details coming soon!

25. **Future Agenda Items Requested by Mayor, City Council or City Staff**

ADJOURN

As authorized by Section 551.127, of the Texas Government Code, one or more Council Members or employees may attend this meeting remotely using video conferencing technology.

The City Council may convene a public meeting and then recess into closed executive session, to discuss any of the items listed on this agenda, if necessary, and if authorized under chapter 551 of the Texas Government Code. Situations in which a closed executive session may be authorized by law include, without limitation; (1) consulting with the Council's attorney to seek or receive legal advice concerning pending or contemplated litigation, a settlement offer, or any other matter in which the ethical duty of the attorney to the Council clearly conflicts with the general requirement that all meetings be open, § 551.071; (2) discussing the purchase, exchange, lease, or value of real property, § 551.072; (3) discussing a prospective gift or

donation, § 551.073; (4) discussing certain personnel matters, §551.074; and (5) discussing security personnel or devices, § 551.076.

CERTIFICATION I, the undersigned authority, does hereby certify that this Notice of a Meeting was posted on the bulletin board at City Hall, 120 El Chico Trail, Suite A, Willow Park, TX 76087, a place convenient and readily accessible to the general public at all times and was posted on the city website, and said Notice was posted on the following date and time: February 18, 2026, at/by 6:00 p.m. and remained so posted continuously for at least three (3) business days before said meeting is to convene.

Deana McMullen
City Secretary

The City Hall is wheelchair accessible and accessible parking spaces are available. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at 817-441-7108, or by email at dmcmullen@willowpark.org. Requests should be made at least 48 hours prior to the meeting. This agenda is posted on the city's web site at <http://www.willowparktx.gov/>