

Wylie City Council Regular Meeting

January 27, 2026 – 6:00 PM

Council Chambers - 300 Country Club Road, Building #100, Wylie, Texas 75098



CALL TO ORDER

INVOCATION & PLEDGE OF ALLEGIANCE

PRESENTATIONS & RECOGNITIONS

PR1. Eagle Scout - Jacob Crabtree.

COMMENTS ON NON-AGENDA ITEMS

Any member of the public may address Council regarding an item that is not listed on the Agenda. Members of the public must fill out a form prior to the meeting in order to speak. Council requests that comments be limited to three minutes for an individual, six minutes for a group. In addition, Council is not allowed to converse, deliberate or take action on any matter presented during citizen participation.

CONSENT AGENDA

All matters listed under the Consent Agenda are considered to be routine by the City Council and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

- A. Consider, and act upon, approval of January 13, 2026 Regular City Council Meeting minutes.
- B. Consider, and place on file, the City of Wylie Monthly Revenue and Expenditure Report for December 31, 2025.
- C. Consider, and place on file, the City of Wylie Monthly Investment Report for December 31, 2025.
- D. Consider, and place on file, the monthly Revenue and Expenditure Report for the Wylie Economic Development Corporation as of December 31, 2025.
- E. Consider, and act upon, Ordinance No. 2026-03 for a change of zoning to amend Planned Development 2024-10 to a Planned Development (PD) with single-family detached, commercial development, and open space on 25.037 acres, generally located at 605 Country Club Road (ZC 2025-16).
- F. Consider, and act upon, Ordinance No. 2026-04 for a change of zoning from Light Industrial (LI) to Light Industrial - Special Use Permit (LI-SUP) on 0.88 acres to allow for Vehicle Display, Sales, or Service. Property located at 114 Regency Drive (ZC 2025-17).
- G. Consider, and act upon, Ordinance No. 2026-05 for a change in zoning from Planned Development 2020-27 (PD 2020-27) to Commercial Corridor and Planned Development - Townhouse District (CC and PD-TH) on 20.381 acres to allow for commercial and townhome development (ZC 2025-19).
- H. Consider, and act upon, Ordinance No. 2026-06 for a change in zoning from Light Industrial (LI) to Light Industrial - Special Use Permit (LI-SUP) on 5.578 acres to allow for a warehouse use. Property located at 603 Sanden Blvd. (ZC 2025-18).

- I. Consider, and act upon, a Preliminary Plat of Lots 1 and 2, Block A of Fathullah Addition, creating two commercial lots on 2.00 acres. Property located at 2720 Hensley Lane.
- J. Consider, and act upon, a recommendation to City Council regarding a Final Plat for Ladera Wylie, Phase 1, creating three lots on 33.629 acres, generally located at 2301 FM 1378.
- K. Consider, and act upon, a Final Plat of Lot 1, Block A of Kreymer Elementary School, establishing one lot on 10.120 acres. Property located at 1200 East Brown.
- L. Consider, and act upon, a Preliminary Plat of Lots 1-8, Block A of Wylie Hooper Addition, creating six commercial lots and two open space lots on 13.17 acres generally located at 2710 W. FM 544.
- M. Consider and act upon Ordinance No. 2026-07 amending Ordinance No. 2025-32, which established the fiscal year 2025-2026 budget, providing for repealing, savings, and severability clauses, and the effective date of this ordinance.

REGULAR AGENDA

- 1. Consider, and act upon, acceptance of the Annual Comprehensive Financial Report (ACFR) for FY 2024-25 following a presentation by the audit firm Weaver, LLP.
- 2. Consider, and act upon, the acceptance of the resignation of Brian Arnold, and the appointment of a new board member to the City of Wylie Parks and Recreation Board to fill the term of January 27, 2026 to June 30, 2027.
- 3. Consider, and act upon, Ordinance No. 2026-08 amending certain sections of the Wylie Code of Ordinances, Ordinance No. 2021-17, as amended, relating to qualifications for membership on specified boards and commissions; establishing residency, voter registration, and employment restrictions; and providing limited exceptions.
- 4. Consider, and act upon, Resolution No. 2026-02(R) of the City Council of the City of Wylie, Texas, amending Resolution Nos. 1994-21(R), 2005-37(R), and 2020-01(R) approving Amended and Restated Bylaws of the Park and Recreation Facilities Corporation; approving new qualifications for membership on the Park and Recreation Facilities Development Corporation, including residency, voter registration, and employment restrictions, and other updates.

WORK SESSION

- WS1. Discuss authorizing a donation by the City of Wylie to The Regimen Trained in support of The Regimen Cup fitness competition to be held on April 18, 2026, benefiting Hope for the Cities.

RECONVENE INTO REGULAR SESSION

EXECUTIVE SESSION

Sec. 551.072. DELIBERATION REGARDING REAL PROPERTY; CLOSED MEETING.

A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on its negotiating position.

- ES1. Discuss the relocation of the Stonehaven House.

RECONVENE INTO OPEN SESSION

Take any action as a result from Executive Session.

READING OF ORDINANCES

Title and caption approved by Council as required by Wylie City Charter, Article III, Section 13-D.

ADJOURNMENT

CERTIFICATION

I certify that this Notice of Meeting was posted on January 21, 2026 at 5:00 p.m. on the outside bulletin board at Wylie City Hall, 300 Country Club Road, Building 100, Wylie, Texas, a place convenient and readily accessible to the public at all times.

Stephanie Storm, City Secretary

Date Notice Removed

The Wylie Municipal Complex is wheelchair accessible. Sign interpretation or other special assistance for disabled attendees must be requested 48 hours in advance by contacting the City Secretary's Office at 972.516.6020. Hearing impaired devices are available from the City Secretary prior to each meeting.

If during the course of the meeting covered by this notice, the City Council should determine that a closed or executive meeting or session of the City Council or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meetings Act, Texas Government Code § 551.001 et. seq., will be held by the City Council at the date, hour and place given in this notice as the City Council may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and for any and all purposes permitted by the Act, including, but not limited to, the following sanctions and purposes:

Texas Government Code Section:

- § 551.071 – Private consultation with an attorney for the City.
- § 551.072 – Discussing purchase, exchange, lease or value of real property.
- § 551.074 – Discussing personnel or to hear complaints against personnel.
- § 551.087 – Discussing certain economic development matters.
- § 551.073 – Discussing prospective gift or donation to the City.
- § 551.076 – Discussing deployment of security personnel or devices or security audit.