

Wylie City Council Regular Meeting Minutes

October 13, 2026 – 6:00 PM

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



CALL TO ORDER

Mayor Matthew Porter called the regular meeting to order at 6:01 p.m. The following City Council members were present: Councilman David R. Duke, Councilman Dave Strang, Councilman Todd Pickens, Councilman Scott Williams, Councilman Sid Hoover, and Mayor *Pro Tem* Gino Mulliqi.

Staff present included: Deputy City Manager Renae Ollie; Assistant City Manager Lety Yanez; Fire Chief Brandon Blythe; Human Resources Director Jennifer Beck; Public Works Director Tommy Weir; Assistant Finance Director Ron Arp; Marketing and Communications Director Craig Kelly; Police Chief Anthony Henderson; Community Services Director Jasen Haskins; Parks and Recreation Director Carmen Powlen; Assistant Library Director Lisa Galletta; Wylie Economic Development Corporation Executive Director Jason Greiner; Animal Services Manager Chris Marren; Engineering Project Manager Hector Sanchez; Deputy City Secretary Mary Bradley; and various support staff.

INVOCATION & PLEDGE OF ALLEGIANCE (U.S. AND TEXAS FLAGS)

Mayor Porter led the Invocation, and Councilman Strang led the Pledge of Allegiance.

PRESENTATIONS & RECOGNITIONS

PR1. Texas Chamber of Commerce Week.

Mayor Porter presented a proclamation proclaiming October 19 through October 23, 2026 as Texas Chamber of Commerce Week in Wylie, Texas. Members of the Wylie Chamber of Commerce and small business owners were present to receive the proclamation.

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.

No one was present to address the City Council.

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 the September 22, 2026 Regular City Council Meeting minutes.

- B. Consider, and act upon, Ordinance No. 2026-43 setting the time and place for all regular City Council Meetings in the 2027 calendar year.
- C. Consider, and place on file, the Animal Shelter Advisory Board report to the City Council.
- D. Consider, and act upon, a Final Plat for Lot 1, Block A of Wylie I.S.D. School Complex, creating one lot on 47.463 acres, generally located near 1400 Kreymer Lane.
- E. Consider, and act upon, a Preliminary Plat for Dominion of Pleasant Valley Phase 9, creating 122 single-family residential lots and one open space lot on 54.935 acres, generally located at the southwest corner of Sachse Road and Dominion Drive.

Mayor *Pro Tem* Mulliqi requested Item D be pulled from the Consent Agenda and be considered individually.

Council Action

A motion was made by Councilman Duke, seconded by Councilman Williams, to approve Consent Agenda Items A, B, C, and E as presented. A vote was taken, and the motion passed 7-0.

REGULAR AGENDA

- D. Consider, and act upon, a Final Plat for Lot 1, Block A of Wylie I.S.D. School Complex, creating one lot on 47.463 acres, generally located near 1400 Kreymer Lane.

Mayor *Pro Tem* Mulliqi asked staff for a description of the plat. Community Service Director Haskins stated that the Final Plat finalizes all the property lines, the fire lanes, water lines, and electrical lines for the Hampton Intermediate and Parker Junior High Schools that are already built and open.

Council Action

A motion was made by Mayor *Pro Tem* Mulliqi, seconded by Councilman Strang, to approve Item D as presented. A vote was taken, and the motion passed 7-0.

Mayor Porter stated that Items will be moved around on the Agenda; Council will now convene into two Executive Session Items.

EXECUTIVE SESSION

Mayor Porter convened the Council into Executive Session at 6:17 p.m.

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. Consider the sale or acquisition of properties located at Ballard/Brown, Brown/Eubanks, FM 544/Cooper, FM 544/Sanden, FM 1378/Brown, FM 1378/Park, Jackson/Oak, Regency/Steel, State Hwy 78/Alanis, State Hwy 78/Brown, and State Hwy 78/Skyview.

Sec. 551.087. DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS; CLOSED MEETING.

This chapter does not require a governmental body to conduct an open meeting:

- (1) to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of

the governmental body and with which the governmental body is conducting economic development negotiations;
or
(2) to deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1).

ES2. Deliberation regarding commercial or financial information that the WEDC has received from a business prospect and to discuss the offer of incentives for Projects: 2022-10d, 2024-12c, 2025-1a, 2025-10f, 2026-3e, 2026-4b, and 2026-5j.

RECONVENE INTO OPEN SESSION

Take any action as a result from Executive Session.

Mayor Porter convened the Council into Open Session at 7:38 p.m.

Council Action

A motion was made by Councilman Williams, seconded by Councilman Duke, to approve the WEDC to enter into a Performance Agreement with Project 2022-10d, in an amount not to exceed \$9.5 million. A vote was taken and the motion passed 7-0.

REGULAR AGENDA

1. **Hold a Public Hearing, consider, and act upon, the writing of an ordinance for a change in zoning from Commercial Corridor - Special Use Permit (CC-SUP) to Commercial Corridor - Special Use Permit (CC-SUP) to allow for vehicle car sales on 4.118 acres located near 2021 N. State Highway 78 (ZC 2026-11).**

Staff Comments

Community Services Director Haskins presented this item and answered questions from Council. The applicant, Mr. Barzan Addulhameed, answered questions from Council.

Public Hearing

Mayor Porter opened the Public Hearing for Item 1 at 7:46 p.m.

Jacki Tobar, expressed concerns about access into or around the building and aesthetic standards.

Mayor Porter closed the Public Hearing for Item 1 at 7:49 p.m.

Council Action

A motion was made by Mayor *Pro Tem* Mulliqi, seconded by Councilman Pickens, to deny Item 1 with prejudice. A vote was taken, and the motion passed 6-1, with Councilman Strang against.

2. **Hold a Public Hearing, consider, and act upon, the writing of an ordinance for a change in zoning from Planned Development - Commercial Corridor District (PD-CC) to Planned Development - Commercial Corridor (PD-CC) to allow for an additional drive-through restaurant and a health club on 10.485 acres generally located on the southeast corner of State Highway 78 and Kreymer Lane (ZC 2026-12).**

Staff Comments

Community Services Director Haskins presented the Item and answered questions from Council. Drew Danowski with Claymore Engineering and the applicant, Kerry Alberts, were present to answer questions from Council.

Public Hearing

Mayor Porter opened the Public Hearing for Item 2 at 8:17 p.m.

Jacki Tobar, expressed concerns about health club windows facing adjacent homes, opposed the proposed Goodwill location, and supported adding drive-through restaurants on the east side of the City.

Mayor Porter closed the Public Hearing for Item 2 at 8:20 p.m.

Council Action

A motion was made by Councilman Williams, seconded by Councilman Hoover, to approve Item 2 as presented. A vote was taken, and the motion passed 6-1, with Councilman Strang against.

3. **Hold a Public Hearing, consider, and act upon, the writing of an ordinance for a change in zoning from Planned Development Single-Family District (PD2017-04) to Planned Development Single-Family (PD/SF) to remove references, rights and obligations with respect to the Stonehaven House. Property generally located at the northwest corner of Ballard Avenue and Alanis Drive (ZC 2026-13).**

Staff Comments

Deputy City Manager Ollie presented the Item and answered questions from Council.

Public Hearing

Mayor Porter opened the Public Hearing for Item 3 at 8:46 p.m. With no one addressing the Council, Mayor Porter closed the Public Hearing for Item 3 at 8:46 p.m.

Council Action

A motion was made by Councilman Pickens, seconded by Councilman Hoover, to approve Item 3 as presented. A vote was taken, and the motion passed 6-1 with Mayor *Pro Tem* Mulliqi against.

4. **Tabled from 09-22-2026**
Remove from table and consider

Council Action

A motion was made by Mayor Porter, seconded by Councilman Pickens, to remove Item 4 from the table and consider. A vote was taken, and the motion passed 7-0.

Consider, and act upon, Resolution No. 2026-18(R) authorizing the City Manager to execute an Advanced Funding Agreement (AFA) between the City of Wylie and Texas Department of Transportation (TxDOT) for the Congestion Mitigation Air Quality (CMAQ) Project and Surface Transportation Block Grant (STBG) to Kreymer Lane from State Highway 78 to Crescent Oak Street.

Staff Comments

Project Engineer Hector Sanchez presented the Item and answered questions from the Council.

Council Action

No Action was taken on Item 4.

5. **Consider, and act upon, Resolution No. 2026-20(R) evidencing support for the Wylie Police Department to establish and manage a training and professional development program in compliance with the Texas Commission on Law Enforcement (TCOLE) guidelines.**

Staff Comments

Police Chief Henderson presented the Item and answered questions from Council.

Council Action

A motion was made by Councilman Pickens, seconded by Councilman Williams, to approve Item 5 as presented. A vote was taken, and the motion passed 7-0.

6. **Consider, and act upon, Resolution No. 2026-21(R) authorizing the City Manager of the City of Wylie, Texas, to execute an Interlocal Agreement by and between the City of Wylie and the Collin County Emergency Service District #1 for the provision of firefighting, fire protection, and emergency medical services.**

Staff Comments

Fire Chief Blythe presented the Item and answered questions from the Council. Mr. Kevin McGillis, President of Emergency Services District #1, answered questions from the Council.

Council Action

A motion was made by Councilman Williams, seconded by Councilman Duke, to approve Item 6 as presented. A vote was taken, and the motion passed 7-0.

7. **Consider, and act upon, Resolution No. 2026-22(R) authorizing the City Manager of the City of Wylie, Texas, to execute an Interlocal Agreement by and between the City of Wylie and the Collin County Emergency Service District #1 for the performance of governmental functions and services, specifically emergency medical transport services.**

Staff Comments

Fire Chief Blythe presented the Item and answered questions from the Council. Mr. Kevin McGillis, President of Emergency Services District #1, answered questions from the Council.

Council Action

A motion was made by Councilman Hoover, seconded by Councilman Williams, to approve Item 7 as presented. A vote was taken, and the motion passed 7-0.

Mayor Porter recessed the Council at 9:32 p.m. and reconvened the Council at 9:40 p.m.

WORK SESSION

WS1. Discuss the contracted services with Inspiration regarding Fire and Emergency Medical Services.

Fire Chief Blythe addressed the Council, stating that the Water Control Improvement District Number 3, which holds the fire service contract for Inspiration, requested a reduction or elimination of the ten percent administrative fee. Mr. Ron Dawes, President of the Water Control Improvement District Number 3 Board, stated the fee for Inspiration residents increases each year based on the number of houses constructed. The development is split between the Water Control Improvement District and the Collin County Emergency Services District 1. Chief Blythe sought confirmation that the original agreement's intent remains what the Council wants: Inspiration residents pay the same amount as Wylie residents.

Council expressed concerns about reviewing and negotiating the contract terms every two years, with no penalty clause if Inspiration chooses another option. The Council directed staff to update the current contract and try to develop a longer-term agreement agreeable to the Council, the Board, and Inspiration's citizens.

RECONVENE INTO REGULAR SESSION

Mayor Porter convened the Council into Regular Session at 10:35 p.m.

EXECUTIVE SESSION

Mayor Porter convened the Council into Executive Session at 10:35 p.m.

Sec. 551.074. PERSONNEL MATTERS; CLOSED MEETING.

(a) This chapter does not require a governmental body to conduct an open meeting:

(1) to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or

(2) to hear a complaint or charge against an officer or employee.

(b) Subsection (a) does not apply if the officer or employee who is the subject of the deliberation or hearing requests a public hearing.

ES3. Appointment of Interim City Manager.

ES4. Deliberate the employment evaluation and appointment duties of the Interim City Manager.

RECONVENE INTO OPEN SESSION

Take any action as a result from Executive Session.

Mayor Porter convened the Council into Open Session at 11:24 p.m.

REGULAR AGENDA

8. Consider, and act upon, the appointment of an Interim City Manager.

Council Action

A motion was made by Mayor Porter, seconded by Councilman Strang, to appoint Renae Ollie as Interim City Manager. A vote was taken, and the motion passed 7-0.

9. Consider, and act upon, the approval of the Employment Agreement between the City of Wylie, Texas and Renae Ollie, and authorize the Mayor to execute the agreement.

Council Action

A motion was made by Mayor Porter, seconded by Councilman Pickens, to approve the Employment Agreement between the City of Wylie, Texas, and Renae Ollie, pending final review by the City Attorney. A vote was taken, and the motion passed 7-0.

READING OF ORDINANCES

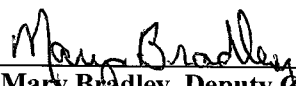
Title and caption approved by Council as required by Wylie City Charter, Article III, Section 13-D

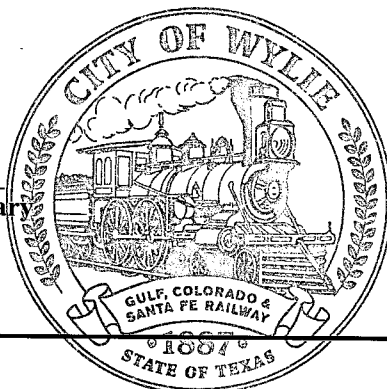
Deputy City Secretary Bradley read the caption of Ordinance No. 2026-43 into the official record.

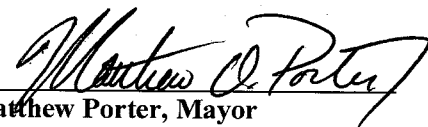
ADJOURNMENT

A motion was made by Councilman Strang, seconded by Councilman Pickens, to adjourn the meeting at 11.30 p.m. A vote was taken, and the motion passed 7-0.

ATTEST:


Mary Bradley, Deputy City Secretary




Matthew Porter, Mayor