Wylie City Council Regular Meeting

July 22, 2025 – 6:00 PM
Council Chambers - 300 Country Club Road, Building #100, Wylie, Texas 75098

CALL TO ORDER

INVOCATION & PLEDGE OF ALLEGIANCE

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 July 8, 2025 Regular City Council Meeting minutes.

B. Consider, and place on file, the monthly Revenue and Expenditure Report for the Wylie Economic Development Corporation as of June 30, 2025.

C. Consider, and place on file, the City of Wylie Monthly Revenue and Expenditure Report for June 30, 2025.

D. Consider, and place on file, the City of Wylie Monthly Investment Report for June 30, 2025.

E. Consider, and act upon, a Preliminary Plat of the Sanden Heaven Addition, establishing 12 single family residential and one open space lot on 5.522 acres, generally located at the northwest corner of Sanden Blvd. and Brown St.

F. Consider, and act upon, Ordinance No. 2025-29 releasing a portion of the City of Wylie's Extraterritorial Jurisdiction, consisting of one tract of land totaling 6.01 acres located at 2205 East Stone Road.

G. Consider, and act upon, Resolution No. 2025-14(R) ratifying the City of Wylie Charity Care Policy for Ambulance Services for the Fire-Rescue Department to discontinue collection of ambulance service fees for eligible patients, and providing an effective date.

H. Consider, and act, upon the award of contract #W2025-120 to LMC Corporation for repairs and improvements to the exterior of the Thomas and Mattie Brown House, in the estimated amount of $57,809.04, through a cooperative purchasing contract with Buyboard and authorizing the City Manager to execute any and all necessary documents.

I. Consider, and act upon, the approval of the purchase of one (1) Chevrolet Suburban for the Communication Department in an estimated amount of $62,616.71 from Peter's Chevrolet through a cooperative purchasing agreement with TIPS and authorizing the City Manager to execute any and all necessary documents.

J. Consider, and act upon, the approval of the purchase of one (1) Lifepak 35 Heart Monitor for estimated amount of $71,709.24 from Stryker Sales, LLC. a cooperative purchasing agreement with Sourcewell and authorizing the City Manager to execute any and all necessary documents.

REGULAR AGENDA

1. Interview applicant for Board of Review alternate vacancy for a term to begin July 22, 2025 and end June 30, 2027.

2. **Tabled from 06-11-2025**
Remove from table and consider

Consider, and act upon, an appointment to fill a Board of Review alternate vacancy for a term to begin July 22, 2025 and end June 30, 2027.

WORK SESSION

WS1. Discuss Water/Sewer Rate Study and Presentation from NewGen Strategies & Solutions, LLC.

WS2. Discuss the Fiscal Year 2025-26 Budget - All Funds.

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. Consider the sale or acquisition of properties located at Brown/Eubanks, FM 544/Cooper, FM 544/Sanden, Jackson/Oak, Regency/Steel, 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: 2022-1b, 2022-1c, 2023-1c, 2023-2d, 2023-8a, 2023-11b, 2024-2d, 2024-5a, 2024-5f, 2024-8d, 2024-9d, 2024-10c, 2024-12c, 2025-2a, 2025-3b, 2025-4a, 2025-4d, 2025-4e, 2025-4g, 2025-5b, 2025-5c, 2025-5f, 2025-5g, 2025-6a, 2025-6b, 2025-6c, 2025-6d, 2025-6e, 2025-6f, 2025-6g, 2025-7a, 2025-7b, 2025-7c, 2025-7d, and 2025-7e.

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 July 18, 2025 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.

Wylie City Council

AGENDA REPORT

Department: City Secretary **Account Code:**

Prepared By: Stephanie Storm

Subject

Consider, and act upon, approval of July 8, 2025 Regular City Council Meeting minutes.

Recommendation

Motion to approve the Item as presented.

Discussion

The minutes are attached for your consideration.

Wylie City Council Regular Meeting Minutes

July 08, 2025 – 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, and Councilman Sid Hoover. Mayor *Pro Tem* Gino Mulliqi was absent.

Staff present included: City Manager Brent Parker; Assistant City Manager Lety Yanez; Fire Chief Brandon Blythe; Finance Director Melissa Brown; Digital Media Specialist Kristina Kelly; City Secretary Stephanie Storm; Police Chief Anthony Henderson; Community Services Director Jasen Haskins; Public Works Director Tommy Weir; Operations Director James Brown; WEDC Assistant Executive Director Rachael Hermes; Library Director Ofilia Barrera; and various support staff.

INVOCATION & PLEDGE OF ALLEGIANCE

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

PRESENTATIONS & RECOGNITIONS

PR1. Battle of the Badges Blood Drive Presentation.

Members of the East Fork Masonic Lodge were present, stating that during Bluegrass on Ballard, the annual "Battle of the Badges" was conducted. This year, 86 units were collected, which will help save about 267 lives. Wylie East Fork Masonic Lodge Worshipful Master Chuck Tower announced the winner, Wylie Fire Department. Fire Chief Blythe and Police Chief Henderson were present for the award.

PR2. Wylie Baseball and Softball Association Recognition.

The Wylie Baseball and Softball Association President, Lance Wallace, recognized three board members, Ric Sauceda for 25 years of service, and Matt Willis and Landon Gregg for 30 years of service to the Wylie Baseball and Softball Association.

PR3. Wylie Storm 12U Baseball Team Recognition.

Mayor Porter recognized the Wylie Storm 12U Baseball Team for playing in the upcoming Cooperstown Dreams Park baseball tournament, and representing Wylie, Texas in a once in a lifetime opportunity.

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.

Chris and Elise Thompson addressed the Council with concerns regarding vendors installing fiber optic in the right-of-way on their property without a permit from the City.

Marco Lopez addressed the Council with concerns regarding content available to children at the Smith Public Library.

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 June 24, 2025 Regular City Council Meeting minutes.

B. Consider, and act upon, Resolution No. 2025-13(R) of the City of Wylie, Texas suspending the July 31, 2025, effective date of Oncor Electric Delivery Company's requested rate change to permit the city time to study the request and to establish reasonable rates; approving cooperation with the Steering Committee of Cities served by Oncor to hire legal and consulting services and to negotiate with the Company and direct any necessary litigation and appeals; finding that the meeting at which this resolution is passed is open to the public as required by law; requiring notice of this resolution to the Company and legal counsel for the Steering Committee.

C. Consider, and act upon, Ordinance No. 2025-28 amending Wylie's Code of Ordinances, Ordinance No. 2021-17, as amended, Chapter 110 (Traffic and Vehicles), Article IV (Speed), Section 110-133 (School Zones), establishing a school zone for certain streets; establishing prima facie maximum speed limits during school hours in such zone; providing for the installation of signs and markings; regulating vehicular and pedestrian traffic; providing for a penalty for the violation of this ordinance, providing for repealing, savings and severability clauses; and providing for an effective date of this ordinance and for the publication of the caption hereof.

Council Action

A motion was made by Councilman Williams, seconded by Councilman Hoover, to approve the Consent Agenda as presented. A vote was taken and the motion passed 6-0 with Mayor *Pro Tem* Mulliqi absent.

REGULAR AGENDA

1. Hold a Public Hearing, consider, and act upon, the writing of an ordinance for a change in zoning from Neighborhood Services (NS) to Community Retail - Special Use Permit (CR-SUP) on 1.056 acres to allow for a motor fueling station with a convenience store and drive-thru restaurant use. Property located at 1400 Country Club Road (ZC 2025-06).

Staff Comments

Community Services Director Haskins addressed the Council, stating the applicant requested that this Item be tabled until the August 26th City Council meeting.

Public Hearing

Mayor Porter opened the public hearing on Item 1 at 6:39 p.m., asking anyone present wishing to address the Council to come forward.

No persons were present to address the Council.

Mayor Porter closed the public hearing at 6:40 p.m.

Council Action
A motion was made by Councilman Strang, seconded by Councilman Duke, to table Item 1 to the August 26th City Council meeting. A vote was taken, and the motion passed 6-0 with Mayor *Pro Tem* Mulliqi absent.

WORK SESSION

Mayor Porter convened the Council into Work Session at 6:41 p.m.

WS1. Discussion regarding the FY 2025-26 WEDC Budget.

WEDC Assistant Executive Director Rachael Hermes addressed the Council, giving a presentation on the FY 2025-26 WEDC budget and answering questions from the Council.

WS2. Discuss the FY 2025-26 Budget.

City Manager Parker addressed the Council, giving a presentation on the FY 2025-26 budget and answering questions from the Council.

Council provided direction on moving forward with the proposed PPFCO recommendations including the Quint, EMS ambulance, EMS Lifepak heart monitors, Emer Communications replacement radio consoles, Streets Opticom/detection upgrade, Streets dump truck, Streets traffic cabinet standardization, Streets school zone flashing lights, and the proposed tax rate of the voter approval rate.

RECONVENE INTO REGULAR SESSION

Mayor Porter convened the Council into Regular Session at 7:52 p.m.

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

City Secretary Storm read the caption of Ordinance No. 2025-28 into the official record.

ADJOURNMENT
A motion was made by Councilman Strang, seconded by Councilman Williams, to adjourn the meeting at 7:53 p.m. A vote was taken and the motion passed 6-0 with Mayor *Pro Tem* Mulliqi absent.

_____
Matthew Porter, Mayor

ATTEST:

_____
Stephanie Storm, City Secretary

Wylie City Council

AGENDA REPORT

Department: WEDC **Account Code:**

Prepared By: Jason Greiner

Subject

Consider, and place on file, the monthly Revenue and Expenditure Report for the Wylie Economic Development Corporation as of June 30, 2025.

Recommendation

Motion to approve the Item as presented.

Discussion

The Wylie Economic Development Corporation (WEDC) Board of Directors approved the attached financials on July 16, 2025.

WYLIE ECONOMIC DEVELOPMENT

June Rev/Exp Report

Account Summary

For Fiscal: 2024-2025 Period Ending: 06/30/2025

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 111 - WYLIE ECONOMIC DEVEL CORP							
Revenue							
Category: 400 - Taxes							
111-4000-40210	SALES TAX	4,990,217.00	4,990,217.00	388,872.57	2,887,895.11	-2,102,321.89	42.13 %
	Category: 400 - Taxes Total:	**4,990,217.00**	**4,990,217.00**	**388,872.57**	**2,887,895.11**	**-2,102,321.89**	**42.13%**
Category: 460 - Interest Income							
111-4000-46110	ALLOCATED INTEREST EARNINGS	112,000.00	112,000.00	23,486.46	287,944.54	175,944.54	257.09 %
	Category: 460 - Interest Income Total:	**112,000.00**	**112,000.00**	**23,486.46**	**287,944.54**	**175,944.54**	**157.09%**
Category: 480 - Miscellaneous Income							
111-4000-48110	RENTAL INCOME	4,800.00	4,800.00	400.00	5,300.00	500.00	110.42 %
111-4000-48410	MISCELLANEOUS INCOME	0.00	0.00	0.00	400.00	400.00	0.00 %
111-4000-48430	GAIN/(LOSS) SALE OF CAP ASSETS	4,121,530.00	4,121,530.00	0.00	925,593.76	-3,195,936.24	77.54 %
	Category: 480 - Miscellaneous Income Total:	**4,126,330.00**	**4,126,330.00**	**400.00**	**931,293.76**	**-3,195,036.24**	**77.43%**
	Revenue Total:	**9,228,547.00**	**9,228,547.00**	**412,759.03**	**4,107,133.41**	**-5,121,413.59**	**55.50%**
Expense							
Category: 510 - Personnel Services							
111-5611-51110	SALARIES	470,558.40	470,558.40	38,986.64	352,660.06	117,898.34	25.05 %
111-5611-51140	LONGEVITY PAY	2,807.68	2,807.68	0.00	2,664.00	143.68	5.12 %
111-5611-51310	TMRS	74,649.83	74,649.83	6,269.09	56,107.52	18,542.31	24.84 %
111-5611-51410	HOSPITAL & LIFE INSURANCE	79,943.76	79,943.76	6,399.72	58,431.96	21,511.80	26.91 %
111-5611-51420	LONG-TERM DISABILITY	1,741.07	1,741.07	0.00	649.62	1,091.45	62.69 %
111-5611-51440	FICA	29,348.70	29,348.70	2,281.49	20,602.61	8,746.09	29.80 %
111-5611-51450	MEDICARE	6,863.81	6,863.81	533.57	4,818.28	2,045.53	29.80 %
111-5611-51470	WORKERS COMP PREMIUM	994.07	1,175.06	0.00	1,175.06	0.00	0.00 %
111-5611-51480	UNEMPLOYMENT COMP (TWC)	585.00	585.00	0.00	315.00	270.00	46.15 %
	Category: 510 - Personnel Services Total:	**667,492.32**	**667,673.31**	**54,470.51**	**497,424.11**	**170,249.20**	**25.50%**
Category: 520 - Supplies							
111-5611-52010	OFFICE SUPPLIES	5,000.00	5,000.00	149.29	1,419.41	3,580.59	71.61 %
111-5611-52040	POSTAGE & FREIGHT	300.00	300.00	0.00	223.85	76.15	25.38 %
111-5611-52810	FOOD SUPPLIES	3,000.00	3,000.00	79.28	1,968.86	1,031.14	34.37 %
	Category: 520 - Supplies Total:	**8,300.00**	**8,300.00**	**228.57**	**3,612.12**	**4,687.88**	**56.48%**
Category: 540 - Materials for Maintenance							
111-5611-54610	FURNITURE & FIXTURES	2,500.00	2,500.00	0.00	0.00	2,500.00	100.00 %
111-5611-54810	COMPUTER HARD/SOFTWARE	7,650.00	7,650.00	0.00	1,975.00	5,675.00	74.18 %
	Category: 540 - Materials for Maintenance Total:	**10,150.00**	**10,150.00**	**0.00**	**1,975.00**	**8,175.00**	**80.54%**
Category: 560 - Contractual Services							
111-5611-56030	INCENTIVES	1,741,250.00	1,741,250.00	2,000.00	920,000.00	821,250.00	47.16 %
111-5611-56040	SPECIAL SERVICES	87,270.00	87,270.00	42,237.50	85,121.69	2,148.31	2.46 %
111-5611-56041	SPECIAL SERVICES-REAL ESTATE	71,000.00	71,000.00	18,915.29	29,131.30	41,868.70	58.97 %
111-5611-56042	SPECIAL SERVICES-INFRASTRUCTUR	9,020,667.00	9,020,667.00	1,400,001.68	7,259,069.95	1,761,597.05	19.53 %
111-5611-56080	ADVERTISING	226,125.00	226,125.00	9,795.00	103,865.78	122,259.22	54.07 %
111-5611-56090	COMMUNITY DEVELOPMENT	74,450.00	74,450.00	5,048.14	32,772.87	41,677.13	55.98 %
111-5611-56110	COMMUNICATIONS	7,900.00	7,900.00	521.18	4,158.95	3,741.05	47.36 %
111-5611-56180	RENTAL	27,000.00	27,000.00	2,250.00	22,500.00	4,500.00	16.67 %
111-5611-56210	TRAVEL & TRAINING	95,500.00	95,500.00	540.52	64,819.43	30,680.57	32.13 %
111-5611-56250	DUES & SUBSCRIPTIONS	91,053.00	91,053.00	8,263.98	76,043.18	15,009.82	16.48 %
111-5611-56310	INSURANCE	6,800.00	6,800.00	0.00	6,119.85	680.15	10.00 %
111-5611-56510	AUDIT & LEGAL SERVICES	53,000.00	53,000.00	18,446.20	35,390.40	17,609.60	33.23 %
111-5611-56570	ENGINEERING/ARCHITECTURAL	855,300.00	855,300.00	378.00	117,515.48	737,784.52	86.26 %
111-5611-56610	UTILITIES-ELECTRIC	2,400.00	2,400.00	177.88	1,311.09	1,088.91	45.37 %

Budget Report **For Fiscal: 2024-2025 Period Ending: 06/30/2025**

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
	Category: 560 - Contractual Services Total:	**12,359,715.00**	**12,359,715.00**	**1,508,575.37**	**8,757,819.97**	**3,601,895.03**	**29.14%**
Category: 570 - Debt Service & Capital Replacement							
111-5611-57410	PRINCIPAL PAYMENT	606,744.04	606,744.04	52,548.69	466,523.30	140,220.74	23.11 %
111-5611-57415	INTEREST EXPENSE	625,253.60	625,253.60	50,117.78	457,474.93	167,778.67	26.83 %
	Category: 570 - Debt Service & Capital Replacement Total:	**1,231,997.64**	**1,231,997.64**	**102,666.47**	**923,998.23**	**307,999.41**	**25.00%**
Category: 580 - Capital Outlay							
111-5611-58110	LAND-PURCHASE PRICE	1,000,000.00	1,000,000.00	0.00	0.00	1,000,000.00	100.00 %
	Category: 580 - Capital Outlay Total:	**1,000,000.00**	**1,000,000.00**	**0.00**	**0.00**	**1,000,000.00**	**100.00%**
	Expense Total:	**15,277,654.96**	**15,277,835.95**	**1,665,940.92**	**10,184,829.43**	**5,093,006.52**	**33.34%**
	Fund: 111 - WYLIE ECONOMIC DEVEL CORP Surplus (Deficit):	**-6,049,107.96**	**-6,049,288.95**	**-1,253,181.89**	**-6,077,696.02**	**-28,407.07**	**-0.47%**
	Report Surplus (Deficit):	**-6,049,107.96**	**-6,049,288.95**	**-1,253,181.89**	**-6,077,696.02**	**-28,407.07**	**-0.47%**

Budget Report **For Fiscal: 2024-2025 Period Ending: 06/30/2025**

Group Summary

Category	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 111 - WYLIE ECONOMIC DEVEL CORP						
Revenue						
400 - Taxes	4,990,217.00	4,990,217.00	388,872.57	2,887,895.11	-2,102,321.89	42.13%
460 - Interest Income	112,000.00	112,000.00	23,486.46	287,944.54	175,944.54	157.09%
480 - Miscellaneous Income	4,126,330.00	4,126,330.00	400.00	931,293.76	-3,195,036.24	77.43%
Revenue Total:	**9,228,547.00**	**9,228,547.00**	**412,759.03**	**4,107,133.41**	**-5,121,413.59**	**55.50%**
Expense						
510 - Personnel Services	667,492.32	667,673.31	54,470.51	497,424.11	170,249.20	25.50%
520 - Supplies	8,300.00	8,300.00	228.57	3,612.12	4,687.88	56.48%
540 - Materials for Maintenance	10,150.00	10,150.00	0.00	1,975.00	8,175.00	80.54%
560 - Contractual Services	12,359,715.00	12,359,715.00	1,508,575.37	8,757,819.97	3,601,895.03	29.14%
570 - Debt Service & Capital Replacement	1,231,997.64	1,231,997.64	102,666.47	923,998.23	307,999.41	25.00%
580 - Capital Outlay	1,000,000.00	1,000,000.00	0.00	0.00	1,000,000.00	100.00%
Expense Total:	**15,277,654.96**	**15,277,835.95**	**1,665,940.92**	**10,184,829.43**	**5,093,006.52**	**33.34%**
Fund: 111 - WYLIE ECONOMIC DEVEL CORP Surplus (Deficit):	**-6,049,107.96**	**-6,049,288.95**	**-1,253,181.89**	**-6,077,696.02**	**-28,407.07**	**-0.47%**
Report Surplus (Deficit):	**-6,049,107.96**	**-6,049,288.95**	**-1,253,181.89**	**-6,077,696.02**	**-28,407.07**	**-0.47%**

Budget Report **For Fiscal: 2024-2025 Period Ending: 06/30/2025**

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
111 - WYLIE ECONOMIC DEVEL CC	-6,049,107.96	-6,049,288.95	-1,253,181.89	-6,077,696.02	-28,407.07
Report Surplus (Deficit):	**-6,049,107.96**	**-6,049,288.95**	**-1,253,181.89**	**-6,077,696.02**	**-28,407.07**

Wylie Economic Development Corporation
Statement of Net Position
As of June 30, 2025

Assets		
Cash and cash equivalents	$ 8,548,335.50	
Receivables	$ 684,000.00	*Note 1*
Inventories	$ 14,063,964.34	
Prepaid Items	$ -	
Total Assets	$ 23,296,299.84	
Deferred Outflows of Resources		
Pensions	$ 84,397.55	
Total deferred outflows of resources	$ 84,397.55	
Liabilities		
Accounts Payable and other current liabilities	$ 806,083.86	
Unearned Revenue	$ 1,200.00	*Note 2*
Non current liabilities:		
Due within one year	$ 221,571.66	*Note 3*
Due in more than one year	$ 14,482,701.43	
Total Liabilities	$ 15,511,556.95	
Deferred Inflows of Resources		
Pensions	$ (8,542.41)	
Total deferred inflows of resources	$ (8,542.41)	
Net Position		
Net investment in capital assets	$ -	
Unrestricted	$ 7,860,598.03	
Total Net Position	$ 7,860,598.03	

Note 1: Includes incentives in the form of forgivable loans for $34,000 (Glen Echo), $450,000 (Phoenix Ascending), and $200,000 (MLKJ)

Note 2: Deposits from rental property

Note 3: Liabilities due within one year includes compensated absences of $32,301

WYLIE ECONOMIC DEVELOPMENT

Balance Sheet
Account Summary
As Of 06/30/2025

Account	Name	Balance	
Fund: 111 - WYLIE ECONOMIC DEVEL CORP			
Assets			
111-1000-10110	CLAIM ON CASH AND CASH EQUIV.	8,546,335.50	
111-1000-10115	CASH - WEDC - INWOOD	0.00	
111-1000-10135	ESCROW	0.00	
111-1000-10180	DEPOSITS	2,000.00	
111-1000-10198	OTHER - MISC CLEARING	0.00	
111-1000-10341	TEXPOOL	0.00	
111-1000-10343	LOGIC	0.00	
111-1000-10481	INTEREST RECEIVABLE	0.00	
111-1000-11511	ACCTS REC - MISC	0.00	
111-1000-11517	ACCTS REC - SALES TAX	0.00	
111-1000-12810	LEASE PAYMENTS RECEIVABLE	0.00	
111-1000-12950	LOAN PROCEEDS RECEIVABLE	0.00	
111-1000-12996	LOAN RECEIVABLE	0.00	
111-1000-12997	ACCTS REC - JTM TECH	0.00	
111-1000-12998	ACCTS REC - FORGIVEABLE LOANS	684,000.00	
111-1000-14112	INVENTORY - MATERIAL/ SUPPLY	0.00	
111-1000-14116	INVENTORY - LAND & BUILDINGS	14,063,964.34	
111-1000-14118	INVENTORY - BAYCO/ SANDEN BLVD	0.00	
111-1000-14310	PREPAID EXPENSES - MISC	0.00	
111-1000-14410	DEFERRED OUTFLOWS	150,000.00	
	Total Assets:	**23,446,299.84**	**23,446,299.84**
Liability			
111-2000-20110	FEDERAL INCOME TAX PAYABLE	0.00	
111-2000-20111	MEDICARE PAYABLE	0.00	
111-2000-20112	CHILD SUPPORT PAYABLE	0.00	
111-2000-20113	CREDIT UNION PAYABLE	0.00	
111-2000-20114	IRS LEVY PAYABLE	0.00	
111-2000-20115	NATIONWIDE DEFERRED COMP	0.00	
111-2000-20116	HEALTH INSUR PAY-EMPLOYEE	-2,608.79	
111-2000-20117	TMRS PAYABLE	9,272.48	
111-2000-20118	ROTH IRA PAYABLE	0.00	
111-2000-20119	WORKERS COMP PAYABLE	0.00	
111-2000-20120	FICA PAYABLE	0.00	
111-2000-20121	TEC PAYABLE	0.00	
111-2000-20122	STUDENT LOAN LEVY PAYABLE	0.00	
111-2000-20123	ALIMONY PAYABLE	0.00	
111-2000-20124	BANKRUPTCY PAYABLE	0.00	
111-2000-20125	VALIC DEFERRED COMP	0.00	
111-2000-20126	ICMA PAYABLE	0.00	
111-2000-20127	EMP. LEGAL SERVICES PAYABLE	0.00	
111-2000-20130	FLEXIBLE SPENDING ACCOUNT	7,033.26	
111-2000-20131	EDWARD JONES DEFERRED COMP	0.00	
111-2000-20132	EMP CARE FLITE	-3.00	
111-2000-20133	Unemployment Comp Payable	13.70	
111-2000-20151	ACCRUED WAGES PAYABLE	0.00	
111-2000-20180	ADDIT EMPLOYEE INSUR PAY	114.42	
111-2000-20199	MISC PAYROLL PAYABLE	0.00	
111-2000-20201	AP PENDING	388,045.13	
111-2000-20210	ACCOUNTS PAYABLE	0.00	
111-2000-20530	PROPERTY TAXES PAYABLE	0.00	
111-2000-20540	NOTES PAYABLE	150,000.00	
111-2000-20610	RETAINAGE PAYABLE	404,216.66	

Balance Sheet **As Of 06/30/2025**

Account	Name	Balance
111-2000-20810	DUE TO GENERAL FUND	0.00
111-2000-22270	DEFERRED INFLOW	0.00
111-2000-22275	DEF INFLOW - LEASE PRINCIPAL	0.00
111-2000-22280	DEFERRED INFLOW - LEASE INT	0.00
111-2000-22915	RENTAL DEPOSITS	1,200.00
	Total Liability:	**957,283.86**
Equity		
111-3000-34110	FUND BALANCE - RESERVED	0.00
111-3000-34590	FUND BALANCE-UNRESERV/UNDESIG	28,566,712.00
	Total Beginning Equity:	**28,566,712.00**
Total Revenue		4,107,133.41
Total Expense		10,184,829.43
Revenues Over/Under Expenses		**-6,077,696.02**
	Total Equity and Current Surplus (Deficit):	**22,489,015.98**
	Total Liabilities, Equity and Current Surplus (Deficit):	**23,446,299.84**

Balance Sheet **As Of 06/30/2025**

Account	Name	Balance	
Fund: 922 - GEN LONG TERM DEBT (WEDC)			
Assets			
	Total Assets:	**0.00**	**0.00**
Liability			
922-2000-28248	GOVCAP LOAN/SERIES 2022	7,281,368.05	
	Total Liability:	**7,281,368.05**	
	Total Equity and Current Surplus (Deficit):	**0.00**	
	Total Liabilities, Equity and Current Surplus (Deficit):		**7,281,368.05**
	***** FUND 922 OUT OF BALANCE *****		**-7,281,368.05**

*****Warning: Account Authorization is turned on. Please run the Unauthorized Account Listing Report to see if you are out of balance due to missing**

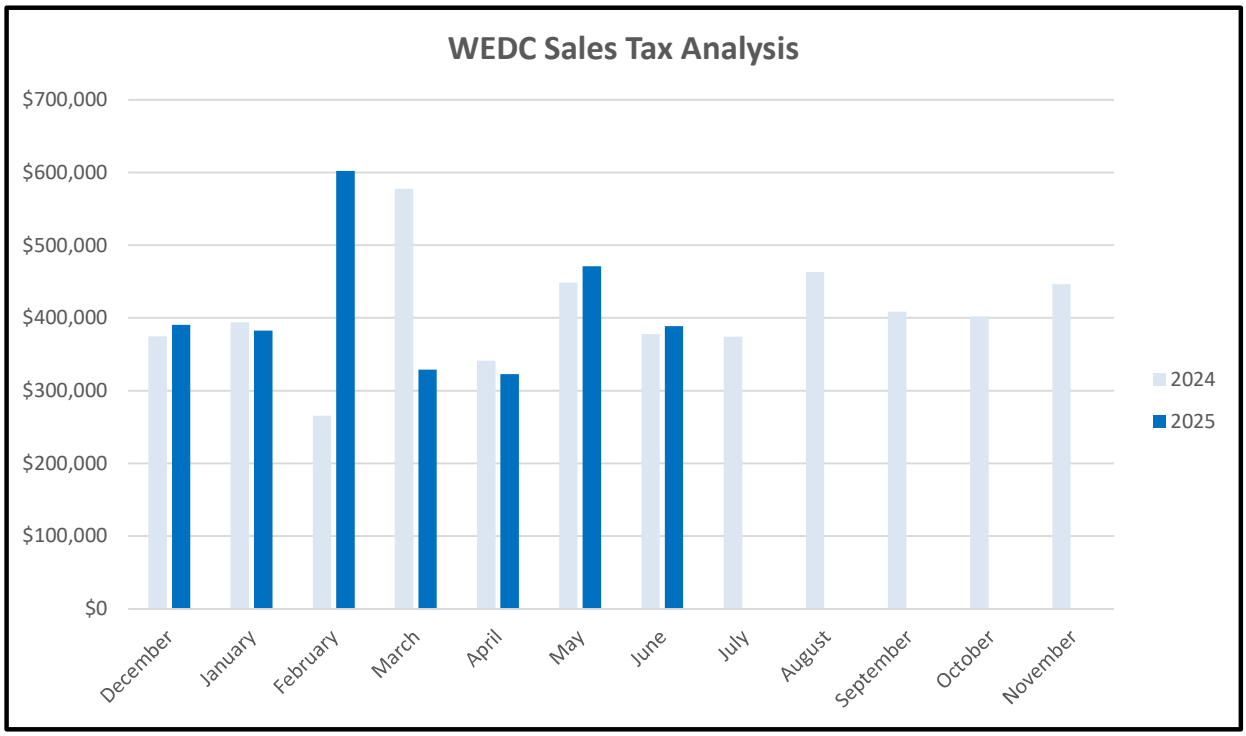
Wylie Economic Development Corporation

SALES TAX REPORT

June 30, 2025

BUDGETED YEAR

MONTH	FY 2022	FY 2023	FY 2024	FY 2025	DIFF 24 vs. 25	% DIFF 24 vs. 25
DECEMBER	$ 263,577.66	$ 338,726.54	$ 374,686.38	$ 390,604.04	$ 15,917.66	4.25%
JANUARY	$ 326,207.92	$ 368,377.73	$ 393,994.39	$ 382,610.55	$ (11,383.84)	-2.89%
FEBRUARY	$ 417,896.79	$ 480,381.11	$ 265,491.94	$ 602,324.24	$ 336,832.30	126.87%
MARCH	$ 305,605.50	$ 313,686.17	$ 577,757.71	$ 329,048.32	$ (248,709.40)	-43.05%
APRIL	$ 265,773.80	$ 310,050.94	$ 341,335.06	$ 322,976.93	$ (18,358.13)	-5.38%
MAY	$ 401,180.20	$ 434,878.33	$ 448,671.55	$ 471,458.46	$ 22,786.91	5.08%
JUNE	$ 343,371.26	$ 330,236.89	$ 377,949.25	$ 388,872.57	$ 10,923.32	2.89%
JULY	$ 331,432.86	$ 379,162.00	$ 374,225.20	$ -		0.00%
AUGUST	$ 429,696.16	$ 448,253.70	$ 463,185.29	$ -		0.00%
SEPTEMBER	$ 337,512.61	$ 371,880.65	$ 408,571.56	$ -		0.00%
OCTOBER	$ 346,236.36	$ 377,466.67	$ 402,154.81	$ -		0.00%
NOVEMBER	$ 392,790.84	$ 458,694.91	$ 446,217.04	$ -		0.00%
Sub-Total	**$ 4,161,281.96**	**$ 4,611,795.64**	**$ 4,874,240.18**	**$ 2,887,895.10**	**$ 108,008.82**	7.31%
Total	**$ 4,161,281.96**	**$ 4,611,795.64**	**$ 4,874,240.18**	**$ 2,887,895.10**	**$ 108,008.82**	7.31%



**** Sales Tax collections typically take 2 months to be reflected as Revenue. SlsTx receipts are then accrued back 2 months. Example: June SlsTx Revenue is actually April SlsTx and is therefore the 7th allocation in FY25.*

Wylie Economic Development Corporation

PERFORMANCE AGREEMENT REPORT
June 30, 2025

PERFORMANCE AGREEMENTS	TOTAL INCENTIVE	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	REMAINING AFTER CURRENT FY	PREVIOUS FY PAYMENTS	TOTAL INCENTIVE	
AMERICAN ENTITLEMENTS II	$ 35,000.00	$ 2,000.00	$ 10,000.00	$ -	$ -	$ -	$ 10,000.00	$ 23,000.00	$ 35,000.00	
AXL	$ 65,000.00	$ 5,000.00	$ -	$ -	$ -	$ -	$ -	$ 46,500.00	$ 51,500.00	
GLEN ECHO BREWING	$ 100,000.00	$ 30,000.00	$ 20,000.00	$ -	$ -	$ -	$ 20,000.00	$ 50,000.00	$ 100,000.00	A
MLKJ	$ 80,000.00	$ -	$ 40,000.00	$ 40,000.00	$ -	$ -	$ 80,000.00	$ -	$ 80,000.00	B
CLF II LI WYLIE (LOVETT)	$ 1,300,000.00	$ 650,000.00	$ -	$ -	$ -	$ -	$ -	$ 650,000.00	$ 1,300,000.00	
PHOENIX ASCENDING	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	C
SANDEN INTERNATIONAL	$ 500,000.00	$ 200,000.00	$ -	$ -	$ -	$ -	$ -	$ 300,000.00	$ 500,000.00	
SANDS PHARMACY	$ 40,000.00	$ 40,000.00								
	$ 2,120,000.00	**$ 927,000.00**	**$ 70,000.00**	**$ 40,000.00**	**$ -**	**$ -**	**$ 110,000.00**	**$ 1,069,500.00**	**$ 2,066,500.00**	
					Deferred Outflow		$ 150,000.00			

A. Performance Agreeement ($100,000) and Forgiveable Land Grant ($100,000 forgiven over 3 years). $33,000 CO, $33,000 in 2025, and $34,000 in 2026.

B. Performance Agreeement ($80,000) and Forgiveable Land Grant ($200,000 forgiven over 3 years). $50,000 CO & $50,000/year in 2027, 2028, & 2029.

C. Forgiveable Land Grant ($450,000 forgiven over 4 years). $112,500 CO & $112,500/year in 2026, 2027, & 2028.

Wylie Economic Development Corporation

Inventory Subledger (Land)
June 30, 2025

	Property	Purchase Date	Address	Acreage	SF	Improvements		Cost Basis	Sub-totals
Cooper St.	McMasters	7/12/05	709 Cooper	0.4750	20691		n/a	$ 202,045.00	
	Heath	12/28/05	706 Cooper	0.4640	20212	$ 180,414.00	3,625	$ 186,934.22	
	Perry	9/13/06	707 Cooper	0.4910	21388		n/a	$ 200,224.00	
	Bowland/Anderson	10/9/07	Cooper Dr.	0.3720	16204		n/a	$ 106,418.50	
	Duel Products	9/7/12	704 Cooper Dr.	0.5000	21780		n/a	$ 127,452.03	
	Randack	10/23/12	711-713 Cooper Dr.	1.0890	47437		n/a	$ 400,334.00	
	Lot 2R3	7/24/14	Cooper Dr.	0.9500	41382		n/a	$ 29,056.00	$ 1,252,463.75
Regency Dr.	Regency Pk. (contract)	6/4/10	25 Steel Road	0.6502	28323		n/a	$ 25,170.77	
	Steel/Hooper	12/29/22	Lot 2R Helmberger Industrial Park	3.6885	160671		n/a	$ 345,441.57	$ 370,612.34
544 Gateway	Lot 1R (under contract)	Replat 1/23	544 Gateway Addition	1.899	82722		n/a	$ 1,015,233.35	
(Lot 6 Sold)	Lot 2R (under contract)	Replat 1/23	544 Gateway Addition	1.483	64617		n/a	$ 793,033.69	
	Lot 3R	Replat 1/23	544 Gateway Addition	0.846	36847		n/a	$ 452,217.10	
	Lot 4R	Replat 1/23	544 Gateway Addition	1.183	51518		n/a	$ 632,271.85	
	Lot 5R	Replat 1/23	544 Gateway Addition	2.874	125185		n/a	$ 1,536,374.69	
	Lot 7R	Replat 1/23	544 Gateway Addition	0.931	40576		n/a	$ 497,982.50	$ 4,927,113.18
Downtown	Heath	3/17/14	104 N. Jackson	0.1720	7492		n/a	$ 220,034.00	
	Udoh	2/12/14	109 Marble	0.1700	7405		n/a	$ 70,330.00	
	Peddicord	12/12/14	100 W. Oak St	0.3481	15163		n/a	$ 486,032.00	
	City Lot	12/12/14	108/110 Jackson	0.3479	15155		n/a	$ -	
	Pawn Shop/All The Rave	1/7/22	104 S. Ballard	0.0860	3746		n/a	$475,441.20	
	FBC Lot	6/15/16	111 N. Ballard St	0.2000	8712		n/a	$ 150,964.00	
	FFA Village	1/7/18	102. N. Birmingham	0.1700	7405		n/a	$ 99,804.00	
	Boyd	7/28/21	103 S. Ballard	0.0760	3311		n/a	$ 328,792.20	
	Keefer	10/27/21	401 N Keefer Dr	0.4890	21301		n/a	$ 237,951.39	
	Parupia	8/19/22	200 W Brown	0.0770	3354		n/a	$ 159,325.57	
	UP Lot	9/30/22	UP Lot	0.4760	20735		n/a	$ 82,126.92	
	Brothers JV	2/26/19	306 & 308 N. 2nd Street	0.3770	16422		n/a	$ 145,923.04	
	Pulliam	2/27/19	300 N. 2nd Street	0.2570	11195		n/a	$ 218,472.20	
	Swayze	4/18/19	208 N. 2nd Street	0.2580	11238		n/a	$ 187,501.40	
	Swayze	5/9/19	204 N. 2nd Street	0.2580	11238		n/a	$ 187,658.20	
	Kreymer	10/9/19	302 N. 2nd Street	0.1290	5619	$ 207,286.00	1,386	$ 187,941.76	
	City of Wylie	5/14/20	ROW Purchase/Alleys	0.6126	26685		n/a	$ 26,684.86	$ 3,264,982.74
South Ballard	Birmingham Trust	6/3/15	505 - 607 S. Ballard	1.1190	48744		n/a	$ 409,390.00	
	Murphy	3/7/19	701 S. Ballard	0.2000	8712		n/a	$ 172,487.04	
	Marlow	3/31/22	305 S. Ballard	0.1865	8125		n/a	$ 186,154.60	
	Braley	7/22/19	503 S. Ballard	0.2558	11142		n/a	$ 177,397.96	$ 945,429.60
Brown & 78	Lot 2	Final Plat 10/24	Cooper Plaza	1.0144	44188		n/a	$ 339,071.64	
(Lot 1 Sold)	Lot 3	Final Plat 10/25	Cooper Plaza	0.9072	39518		n/a	$ 303,236.92	
	Lot 4	Final Plat 10/26	Cooper Plaza	1.6154	70365		n/a	$ 539,937.90	
	Lot 5	Final Plat 10/27	Cooper Plaza	1.8135	78996		n/a	$ 606,166.90	
	Lot 6	Final Plat 10/28	Cooper Plaza	2.9784	129737		n/a	$ 995,522.25	
	Lot 7	Final Plat 10/29	Cooper Plaza	1.5540	67692		n/a	$ 519,426.93	$ 3,303,362.54
			Total	**34.0439**		**$ 387,700.00**	**5,011**	**$ 14,063,964.15**	**$ 14,063,964.15**

Wylie City Council

AGENDA REPORT

Department: Finance

Account Code:

Prepared By: Melissa Brown

Subject

Consider, and place on file, the City of Wylie Monthly Revenue and Expenditure Report for June 30, 2025.

Recommendation

Motion to approve the Item as presented.

Discussion

The Finance Department has prepared the attached reports for the City Council as required by the City Charter.

CITY OF WYLIE

MONTHLY FINANCIAL REPORT

6/30/2025

ACCOUNT DESCRIPTION	ANNUAL BUDGET 2024-2025	CURRENT MONTH ACTUAL 2024-2025	YTD ACTUAL 2024-2025	YTD ACTUAL AS A PERCENT OF BUDGET	Benchmark 75.00%
GENERAL FUND REVENUE SUMMARY					
TAXES	45,294,073	814,535	40,722,841	89.91%	A
FRANCHISE FEES	2,955,800	310,214	2,433,191	82.32%	B
LICENSES AND PERMITS	1,046,000	57,410	782,617	74.82%	
INTERGOVERNMENTAL REV.	5,121,829	203,932	2,215,427	43.25%	C
SERVICE FEES	6,459,688	564,348	4,360,284	67.50%	D
COURT FEES	350,750	52,178	366,999	104.63%	
INTEREST INCOME	1,500,000	93,807	845,331	56.36%	E
MISCELLANEOUS INCOME	290,416	58,407	219,341	75.53%	
OTHER FINANCING SOURCES	3,229,297	146,676	2,904,986	89.96%	F
REVENUES	**66,247,853**	**2,301,508**	**54,851,017**	**82.80%**	
USE OF FUND BALANCE	2,432,100	0	0	0.00%	
USE OF CARRY-FORWARD FUNDS	1,980,558	NA	NA	NA	G
TOTAL REVENUES	**70,660,511**	**2,301,508**	**54,851,017**	**77.63%**	
GENERAL FUND EXPENDITURE SUMMARY					
CITY COUNCIL	94,359	4,908	43,483	46.08%	
CITY MANAGER	1,472,955	112,726	1,036,296	70.35%	
CITY SECRETARY	505,633	38,722	366,578	72.50%	
CITY ATTORNEY	320,000	2,450	199,631	62.38%	
FINANCE	1,524,785	68,344	1,170,877	76.79%	
FACILITIES	1,461,530	212,053	998,939	68.35%	
MUNICIPAL COURT	724,335	60,250	495,141	68.36%	
HUMAN RESOURCES	998,662	70,925	699,434	70.04%	
PURCHASING	365,026	26,240	251,154	68.80%	
INFORMATION TECHNOLOGY	2,505,097	217,726	2,038,746	81.38%	
POLICE	17,512,572	1,262,933	12,569,320	71.77%	
FIRE	14,779,995	995,642	10,849,703	73.41%	
EMERGENCY COMMUNICATIONS	4,481,739	136,496	2,293,470	51.17%	
ANIMAL CONTROL	1,778,089	64,643	1,141,023	64.17%	
EMERGENCY MEDICAL SERVICES	3,820,682	191,263	2,078,418	54.40%	
PLANNING	445,316	33,381	306,954	68.93%	
BUILDING INSPECTION	576,329	42,170	382,630	66.39%	
CODE ENFORCEMENT	455,047	36,603	344,921	75.80%	
STREETS	5,975,988	299,114	2,935,419	49.12%	H
PARKS	2,598,402	142,159	1,441,251	55.47%	I
LIBRARY	2,796,971	228,071	1,975,445	70.63%	
COMBINED SERVICES	6,267,631	675,219	3,704,911	59.11%	
TOTAL EXPENDITURES	**71,461,143**	**4,922,038**	**47,323,746**	**66.22%**	
REVENUES OVER/(UNDER) EXPENDITURES	**-800,632**	**-2,620,531**	**7,527,272**	**11.40%**	

A. Property Tax Collections for FY24-25 as of June 30, 2025 are 99.04%, in comparison to FY23-24 for the same time period of 99.21%. Sales tax is on a 2 month lag and seven months have been received. Sales Tax has increased 3.89% from the same time period last year.

B. Franchise Fees: Most franchise fees are recognized quarterly with electric fees making up the majority. FEC pays yearly and it was received in May.

C. Intergovernmental Rev: The majority of intergovernmental revenues come from monthly WISD reimbursements and Fire Services which are billed semi annually. Fire Services has received the first semi annual payment. $1.9 million Federal Grant for Emergency Communications has not been accounted for in finacials at this time.

D. Service Fees: Trash fees billed in October are applicable towards FY 2023-24 revenue with the remaining fees coming from other seasonal fees and EMS revenue. Only eight months of Trash fees have been received.

E. Interest Rates have gone down slightly.

F. Yearly transfer from Utility Fund

G. Largest Carry Forward items: $800,000 for Animal Shelter Remodel, $615,587 for Ambulance and 2 Chassis, $126,900 for Annual Emergency Comm Annual Radio Replacement, $124,630 for Brown Street Railroad Project, $100,000 Pavement Condition Index

H. Hail damage vehicle replacements and Dump Truck encumbered, but not yet expensed.

I. Contract mowing and water are large primarily summer expenses. Budget will be spent over next few months.

CITY OF WYLIE

MONTHLY FINANCIAL REPORT

June 30, 2025

ACCOUNT DESCRIPTION	ANNUAL BUDGET 2024-2025	CURRENT MONTH ACTUAL 2024-2025	YTD ACTUAL 2024-2025	YTD ACTUAL AS A PERCENT OF BUDGET	Benchmark 75.00%
UTILITY FUND REVENUES SUMMARY					
SERVICE FEES	30,792,578	2,611,297	20,005,090	64.97%	J
INTEREST INCOME	850,000	95,447	872,070	102.60%	
MISCELLANEOUS INCOME	70,000	1,980	26,865	38.38%	
OTHER FINANCING SOURCES	5,551	0	0	0.00%	
REVENUES	**31,718,129**	**2,708,724**	**20,904,025**	**65.91%**	
USE OF FUND BALANCE	0	NA	0	0	
USE OF CARRY-FORWARD FUNDS	341,718	NA	NA	NA	K
TOTAL REVENUES	**32,059,847**	**NA**	**20,904,025**	**65.20%**	
UTILITY FUND EXPENDITURE SUMMARY					
UTILITY ADMINISTRATION	672,527	33,155	471,906	70.17%	
UTILITIES - WATER	5,502,350	344,397	2,300,252	41.80%	L
CITY ENGINEER	1,158,651	68,317	615,737	53.14%	
UTILITIES - SEWER	2,571,080	189,247	1,455,096	56.59%	
UTILITY BILLING	2,001,713	113,048	1,257,153	62.80%	
COMBINED SERVICES	21,242,116	1,396,852	17,516,546	82.46%	M
TOTAL EXPENDITURES	**33,148,437**	**2,145,016**	**23,616,691**	**71.25%**	
REVENUES OVER/(UNDER) EXPENDITURES	**-1,088,591**	**563,707**	**-2,712,667**	**-6.04%**	

J. Most Utility Fund Revenue billed in October was applicable to FY 2023-24. Only eight months have been received.

K. Largest Carry Forward items: $61,545 Dogwood Waterline Replacement Design, $121,760 4X2 Dump Truck, $72,820 Lead Copper Rule Revision, $49,934 SCADA Upgrades

L. $1.5 Million budget for Dogwood Waterline Replacement has not been started and is skewing percentage down.

M. Annual transfer to the General Fund.

Wylie City Council

AGENDA REPORT

Department: Finance

Account Code:

Prepared By: Melissa Brown

Subject

Consider, and place on file, the City of Wylie Monthly Investment Report for June 30, 2025.

Recommendation

Motion to approve the Item as presented.

Discussion

The Finance Department has prepared the attached reports for the City Council as required by the City Charter.

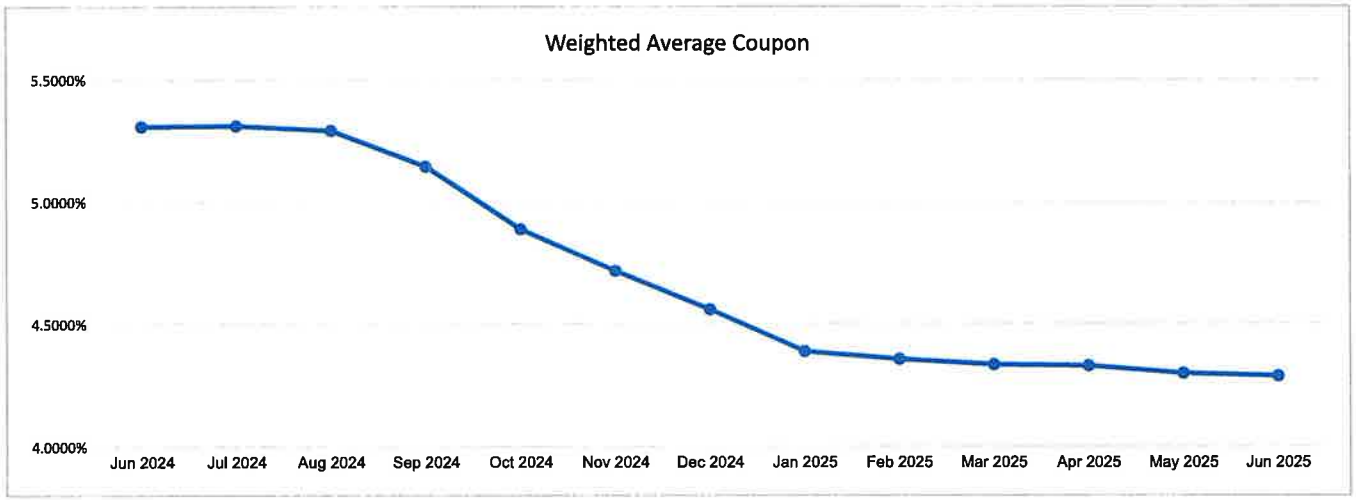
City Of Wylie

2024-2025 Investment Report
June 30, 2025

Money Market Accounts:	MMA
Certificates of Deposit:	CCD
Treasury Bills:	T-Bills
Treasury Notes:	T-Notes
Government Agency Notes:	AN

Invest. Number	Principal Amount	Type Of Security	Interest Rate	Issuer	Purchase Date	Maturity Date
1	$17,695,909.84	MMA	4.2970%	Texpool	12/31/2006	NA
2	$18,308,850.26	MMA	4.2843%	TexStar	3/15/2011	NA
	$36,004,760.10					
Total						

Weighted Average Coupon:	4.2905%	**Money Markets:**	$36,004,760.10
Weighted Average Maturity (Days):	1.00	**Certificates of Deposits:**	$0.00
			$36,004,760.10



Melissa Brown 7-14-25
Finance Director/Investment Officer

Wylie City Council
AGENDA REPORT

Department: Planning **Account Code:**

Prepared By: Jasen Haskins

Subject

Consider, and act upon, a Preliminary Plat of the Sanden Heaven Addition, establishing 12 single family residential and one open space lot on 5.522 acres, generally located at the northwest corner of Sanden Blvd. and Brown St.

Recommendation

Motion to approve the Item as presented.

Discussion

OWNER: Meezan Investments, LLC **APPLICANT: Mamunur Rashid**

The applicant has submitted a Preliminary Plat of the Sanden Heaven Addition on 5.522 acres, generally located at the northwest corner of Sanden Blvd. and Brown St. The purpose of the Preliminary Plat is to establish 12 single family residential and one open space lot.

The property owner has plans to develop the site with single family homes. The property is zoned Single Family 10/24 that allows for the proposed use by-right.

The residential development is the subject of variances that were approved by the Zoning Board of Adjustment in May 2025. The variances were requested to the unique shape of the lot and the desire to develop the property under the SF-10/24 zoning. Those variances were:

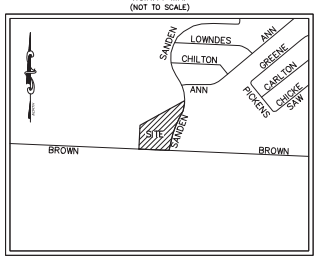
- To the 30' open space requirement when adjacent to a flood plain. This requirement is meant to allow for trail connections through open space, but in this case the adjacent Army Corps of Engineers managed reservoir makes a trail impractical.
- A 40' landscape buffer along a right-of-way wider than 100'. The purpose of this requirement is to provide a landscape buffer along six-lane higher speed roads; however, Brown Street is a variable width 4-lane street which happens to be 100' in just this area. It is 80' or less in other areas with structures set back the normally required 25'. Additionally, due to the 30' NTMWD easement, any meaningful landscaping is impossible.
- The rear setback and lot depth requirements for a "double front" lot, which is a lot that has a street (but not necessarily access) at both the front and rear property lines. This requirement is to maintain visibility and utility easements. The plat has maintained those with the reduced setbacks.

The plat is technically correct and abides by all aspects of the City of Wylie Subdivision Regulations. Approval is subject to additions and alterations as required by the City Engineering Department.

The City Council must provide a written statement of the reasons for conditional approval or disapproval to the applicant in accordance with Article 212, Section 212.0091 of the Texas Local Government Code.

P&Z Recommendation
The Commission voted 5-0 to recommend approval.

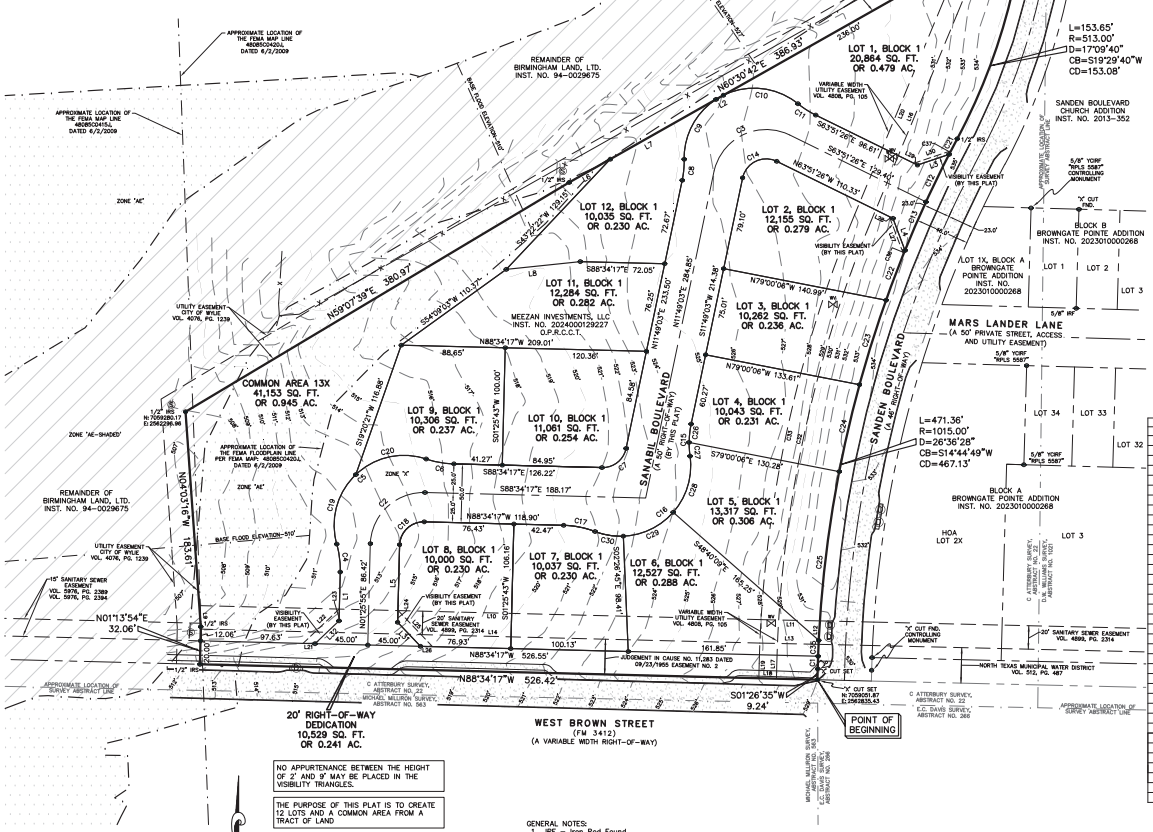
VICINITY MAP
(NOT TO SCALE)



FLOOD CERTIFICATE
As determined by the FLOOD INSURANCE RATE MAPS for Collin County, a portion of the subject property Does appear to lie within a Special Flood Hazard Area (100 Year Flood), Map date 6/2/2009 Community Panel No. 48085C0420J & 48085C0415J subject lot is located in Zone "X", "AE", & "AE-Shaded".
If this site is not within an identified flood hazard area, this Flood Statement does not imply that the property and/or structures thereon will be free from flooding or flood damage. On rare occasions, greater floods can and will occur and flood heights may be increased by man-made or natural causes. This Flood Statement shall not create liability on the part of the Surveyor.

FEMA HATCHING TABLE

	ZONE X
	ZONE AE
	ZONE AE-SHADED


DAM
LIMIT OF STUDY
UTILITY EASEMENT CITY OF WYLIE VOL. 4076, PG. 1239
BASE FLOOD ELEVATION-510'
APPROXIMATE LOCATION OF THE FEMA MAP LINE 48085C0415J, DATED 6/2/2009
APPROXIMATE LOCATION OF THE FEMA MAP LINE 48085C0420J, DATED 6/2/2009
REMAINDER OF BIRMINGHAM LAND, LTD. INST. NO. 94-0029675
ZONE "AE"
ZONE "AE-SHADED"
ZONE "X"
S78°40'43"E 45.86'
N60°30'42"E 386.93'
S54°09'01"W 110.37'
N69°07'39"E 380.97'
N01°03'16"W 183.51'
N01°13'54"E 32.06'
S01°26'35"W 9.24'
N88°34'17"W 526.42'
N88°34'17"W 209.01'
S88°34'17"E 126.22'
S88°34'17"E 188.17'
N88°34'17"W 118.90'
N88°34'17"W 72.05'
N88°34'17"W 161.85'
N88°34'17"W 100.13'
N88°34'17"W 76.93'
N88°34'17"W 76.43'
N88°34'17"W 42.47'
N88°34'17"W 45.00'
N88°34'17"W 45.00'
N88°34'17"W 97.63'
N88°34'17"W 12.06'
N88°34'17"W 86.42'
N88°34'17"W 106.15'
N88°34'17"W 120.36'
N88°34'17"W 88.65'
N88°34'17"W 41.27'
N88°34'17"W 84.95'
N88°34'17"W 100.00'
N88°34'17"W 84.56'
N88°34'17"W 60.27'
N88°34'17"W 75.01'
N88°34'17"W 78.10'
N88°34'17"W 72.67'
N88°34'17"W 76.35'
N88°34'17"W 233.50'
N88°34'17"W 284.85'
N88°34'17"W 214.38'
N88°34'17"W 140.99'
N88°34'17"W 133.61'
N88°34'17"W 130.26'
N88°34'17"W 165.25'
N88°34'17"W 161.85'
N88°34'17"W 129.51'
N88°34'17"W 129.41'
N88°34'17"W 110.33'
N88°34'17"W 98.61'
N88°34'17"W 96.61'
N88°34'17"W 23.0'
N88°34'17"W 23.0'
N88°34'17"W 22.0'
N88°34'17"W 22.0'
N88°34'17"W 22

Wylie City Council

AGENDA REPORT

Department: Planning **Account Code:**

Prepared By: Jasen Haskins, AICP

Subject

Consider, and act upon, Ordinance No. 2025-29 releasing a portion of the City of Wylie's Extraterritorial Jurisdiction, consisting of one tract of land totaling 6.01 acres located at 2205 East Stone Road.

Recommendation

Motion to approve the Item as presented.

Discussion

The City Secretary received a petition for the release of one lot totaling 6.01 acres as described in Exhibit "A". The property is located at 2205 East Stone Road. After reviewing and verifying the petition, City staff has prepared an Ordinance (attached) to release the property from the ETJ as requested by the applicant.

This property in this petition is a one lot tract with a single-family residence. The property will still be serviced for EMS / Fire by WFD through an agreement with Collin County. General police service is provided by the Collin County Sheriff's office.

Chapter 42, Subchapter D of the Texas Local Government Code gives the ability for property owners to petition a municipality to be released from that municipality's extraterritorial jurisdiction (ETJ). The law requires the petitioner supply certain information and the City Secretary to verify that info. Once the petition has been verified, the governing body (City Council) must act on the petition, and as long as all requirements are met as set forth in Sec 42.104 of the Texas Local Government Code, approve the release as required by Sec 42.105. As a result, staff is recommending approval of the Ordinance.

ORDINANCE NO. 2025-29

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WYLIE, TEXAS, RELEASING A PORTION OF THE CITY OF WYLIE'S EXTRATERRITORIAL JURISDICTION, CONSISTING OF ONE TRACT OF LAND TOTALLING 6.01 ACRES, LOCATED AT 2205 EAST STONE ROAD, TRACT 186 OF THE FRANCISCO DE LA PINA SURVEY, COLLIN COUNTY, TEXAS, AND CONTRACTING THE BOUNDARY LIMITS OF THE CITY OF WYLIE'S EXTRATERRITORIAL JURISDICTION ACCORDINGLY; PROVIDING A SAVINGS/ REPEALING CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

WHEREAS, Geoff M. and Julie C. Kilgore ("Landowner") are the sole owners of real property within that certain area of land consisting of one tract of land of 6.01± acres, being described in Exhibit "A" located in Collin County, Texas; and

WHEREAS, the Landowner submitted a Petition to the City of Wylie, Texas ("Wylie"), requesting a release of the Property from Wylie's extraterritorial jurisdiction, a copy of which is attached hereto as Exhibit A; and

WHEREAS, the Landowner's Petition satisfies the requirements set forth in Texas Local Government Code Section 42.103; and

WHEREAS, the City Council has investigated and determined that it would be advantageous and beneficial to Wylie and its citizens and the Landowner to release the Property from Wylie's extraterritorial jurisdiction under the authority of Chapter 42 of the Texas Local Government Code, including Section 42.023 and Section 42.103 of the Texas Local Government Code, and the Wylie City Charter; and

WHEREAS, the City Council finds that Wylie has complied with all requirements for the consideration and adoption of this Ordinance pursuant to Chapter 42 of the Texas Local Government Code and the Wylie City Charter; and

WHEREAS, the City Council finds that all legal notices, hearings, procedures and other requirements for releasing the Property from Wylie's extraterritorial jurisdiction have been performed and completed in the manner and form required by law.

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

SECTION 1: Findings Incorporated. The findings set forth above are incorporated into the body of this Ordinance as if fully set forth herein.

SECTION 2: Property Released from Extraterritorial Jurisdiction. The Property is hereby released from Wylie's extraterritorial jurisdiction, and the boundary limits of Wylie's extraterritorial jurisdiction are contracted accordingly. The City Manager and/or his designee shall take all necessary steps to amend the official map of Wylie to show that the Property is released and removed from Wylie's extraterritorial jurisdiction. No other release of or reduction in Wylie's extraterritorial jurisdiction is intended except as expressly set forth in this Ordinance. A certified copy of this Ordinance shall be filed in the County Clerk's Office of Collin County, Texas.

SECTION 3: Savings/Repealing. All provisions of any ordinance in conflict with this Ordinance are hereby repealed to the extent they are in conflict, but such repeal shall not abate any pending prosecution for violation of the repealed ordinance, nor shall the repeal prevent a prosecution from being commenced for any violation if occurring prior to the repeal of the ordinance. Any remaining portions of said ordinances shall remain in full force and effect.

SECTION 4: Severability. Should any section, subsection, sentence, clause or phrase of this Ordinance be declared unconstitutional and/or invalid by a court of competent jurisdiction, it is expressly provided that any and all remaining portions of this Ordinance shall remain in full force and effect. The City Council hereby declares that it would have passed this Ordinance, and each section, subsection, sentence, clause and phrase thereof regardless of the fact that any one or more sections, subsections, sentences, clauses or phrases is declared unconstitutional and/or invalid.

SECTION 5: Effective Date. This Ordinance shall become effective from and after its adoption.

DULY PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF WYLIE, TEXAS on this 22nd day of July, 2025.

_____
Matthew Porter, Mayor

ATTESTED TO AND
CORRECTLY RECORDED BY:

_____
Stephanie Storm, City Secretary

RECEIVED
BY: Jasmin Spencer
DATE: 6/25/2025 @ 4:42 pm

Stephanie Storm City Secretary 300 Country Club Rd., Bldg 100 Wylie, TX 75098
972-516-6250

Date: June 25, 2025

Dear Ms. Storm,

We respectfully submit this petition to the City of Wylie requesting the removal of our property, located at **2205 E. Stone Rd., Wylie, TX 75098**, from the City's **Extraterritorial Jurisdiction (ETJ)**, in accordance with **Texas Local Government Code, Chapter 42, Subchapter D**, effective **September 1, 2023**.

We purchased this property in 2014 through a loan with Global Lending Solutions and have resided at the property continuously since that time.

Property Information:

- **Legal Description:** FRANCISCO DE LA PINA SURV A-68
- **County Land Use Code:** 48085
- **Subdivision Name:** Francisco De La Pina Surv A-68
- **Coordinates:** 33.006443, -96.502357
- **Land Acres:** 6.01
- **Tract Name:** Census Tract 313.21

We appreciate your attention to this matter and look forward to your confirmation of receipt and any next steps required.

Sincerely, Julie Kilgore, DOB: 03/18/1978 Signature: _____

Geoff Kilgore, DOB: 11/27/1972 Signature: _____

Contact Address: 2205 E. Stone Rd. Wylie, TX 75098

Phone: 214-632-5296 | 205-902-7337

Amendment to previous form:

Stephanie Storm City Secretary 300 Country Club Rd., Bldg 100 Wylie, TX.

75098 972-516-6250

Date: July 11, 2025

Dear Ms. Storm,

We respectfully submit this petition to the City of Wylie requesting the removal of our property, located at 2205 E. Stone Rd., Wylie, TX 75098, from the City's Extraterritorial Jurisdiction (ETJ), in accordance with Texas Local Government Code, Chapter 42, Subchapter D, effective September 1, 2023.

We purchased this property in 2014 through a loan with Global Lending Solutions and have resided at the property continuously since that time.

Property Information:

Legal Description: FRANCISCO DE LA PINA SURV A-688

County Land Use Code: 48085

Subdivision Name: Francisco De La Pina Surv A-688

Coordinates: 33.006443, -96.502357

Land Acres: 6.01

Tract Name: Tract 186 Collin Central Appraisal District maps

We appreciate your attention to this matter and look forward to your confirmation of receipt and any next steps required.

Sincerely, Julie Kilgore, DOB: 03/18/1978 Signature: _____

Geoff Kilgore, DOB: 11/27/1972 Signature: _____

Contact Address: 2205 E. Stone Rd. Wylie, TX 75098

Phone: 214-632-5296 | 205-902-7337

Email to mary.bradley@wylietexas.

Notes Corresponding to Schedule B:

10.g.) Easement to Farmers Electric, Vol. 718, Pg. 140 – Blanket, may affect. Above ground and visible evidence of electric lines shown hereon.
10.h.) Easement to Farmers Electric, Vol. 872, Pg. 773 – Blanket, may affect. Above ground and visible evidence of electric lines shown hereon.
10.i.) 15' Water Line Easement to East Fork S.U.D., Vol. 4963, Pg. 278 – Shown hereon.

SRS = STEEL ROD SET
SRF = STEEL ROD FOUND

Note: Bearings based on the West line of called 6.00 acres (Vol. 1456, Pg. 665).

Note: Verify exact location of underground utilities prior to construction.

Note: All 5/8 inch steel rods set have red plastic cap stamped "Boundary Solutions"

The plat as shown hereon was prepared from an on-the-ground survey performed under my supervision during the month of May, 2014; the visible improvements on the ground are as shown on the survey; there are no visible intrusions, protrusions, overlapping of improvements or conflicts found except as shown on the survey plat.

May 2, 2014

STATE OF TEXAS
REGISTERED
MATTHEW BUSBY
5751
PROFESSIONAL
LAND SURVEYOR

Matthew Busby
R.P.L.S. No. 5751

Boundary Solutions
Professional Land Surveyors
P.O.

COMMERCIAL AND RESIDENTIAL
BOUNDARY, TOPOGRAPHIC, &
ALTA/ACSM LAND TITLE
SURVEYS

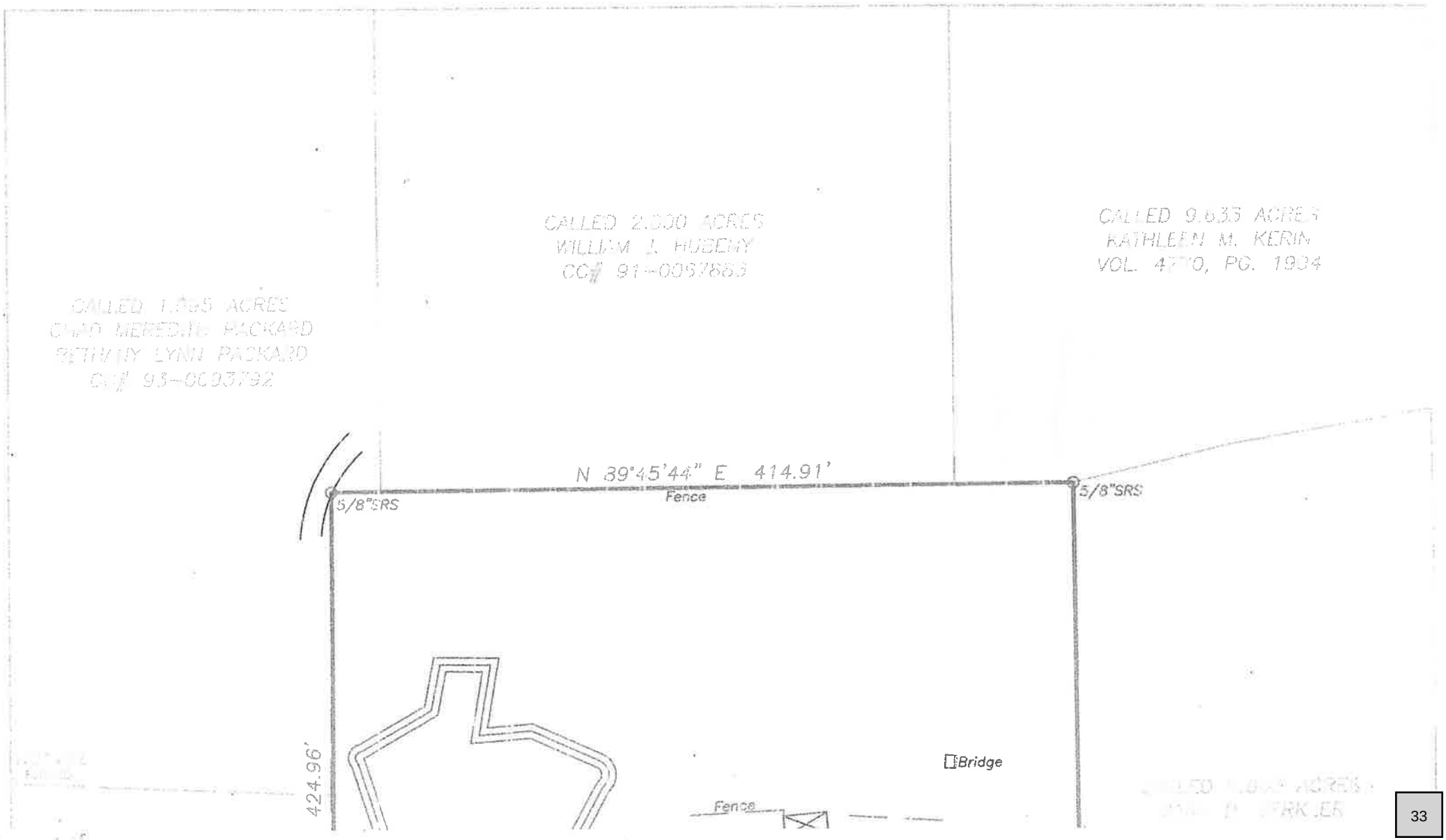
CLIENT:

Lawyers Title

G.F.# 1913502012
Address:
2205 E. Stone

Drawn by: mjb
B.S.I.Job# 1404-017

© Copyright 2014 Boundary Solutions, Inc. The content, color, and style of this plat protecte


CALLED 2.000 ACRES
WILLIAM J. HUSEMY
CC# 91-0057863
CALLED 9.635 ACRES
KATHLEEN M. KERIN
VOL. 4770, PG. 1934
CALLED 1.065 ACRES
CHAD MEREDITH PACKARD
BETHANY LYNN PACKARD
CC# 93-0093792
N 39°45'44" E 414.91'
Fence
5/8"SRS
5/8"SRS
424.96'
Bridge
Fence

DESCRIPTION

STATE OF TEXAS
COUNTY OF COLLIN

BEING all that tract of land in Collin County, Texas, out of the Francisco De La Pina Survey, A-688, and being all of that called 6.00 acres of land described in a deed to Doyel J. Reno and Arlette C. Reno as recorded in Volume 1456, Page 665 of the Deed Records of Collin County, Texas, and being further described as follows:

BEGINNING at a point in the center of E. Stone Road, at the Southwest corner of said 6.00 acres, and at the Southeast corner of that called 2.026 acres of land described in a deed to Christopher D. Pollard and Laurie L. Pollard as recorded in Volume 3296, Page 223 of the Land Records of Collin County, Texas, from which a 3/4 inch steel rod found bears North 00 degrees 28 minutes 40 seconds East, 29.14 feet for witness;

THENCE North 00 degrees 28 minutes 40 seconds East, 279.32 to a fence corner post found at an ell corner of [illegible] acres, and at the Northeast corner of said 2.026 acres;

THENCE North [illegible] minutes 39 seconds West, 122.34 feet to a fence corner post found at the [illegible] corner of said 6.00 acres, and at an ell corner of said 2.026 [illegible]

THENCE North 00 de[illegible] 00 seconds East (Bearing Basis), 424.96 feet generally along a fence and the [illegible] said 6.00 acres to a 5/8 inch steel rod set capped "Boundary Solutions" at [illegible]st corner of said 6.00 acres, and at an ell corner of that called 1.995 acres o[illegible]scribed in a deed to Chad Meredith Packard and Bethany Lynn Packard as recorded [illegible]# 93-0093792 of the Land Records of Collin County, Texas;

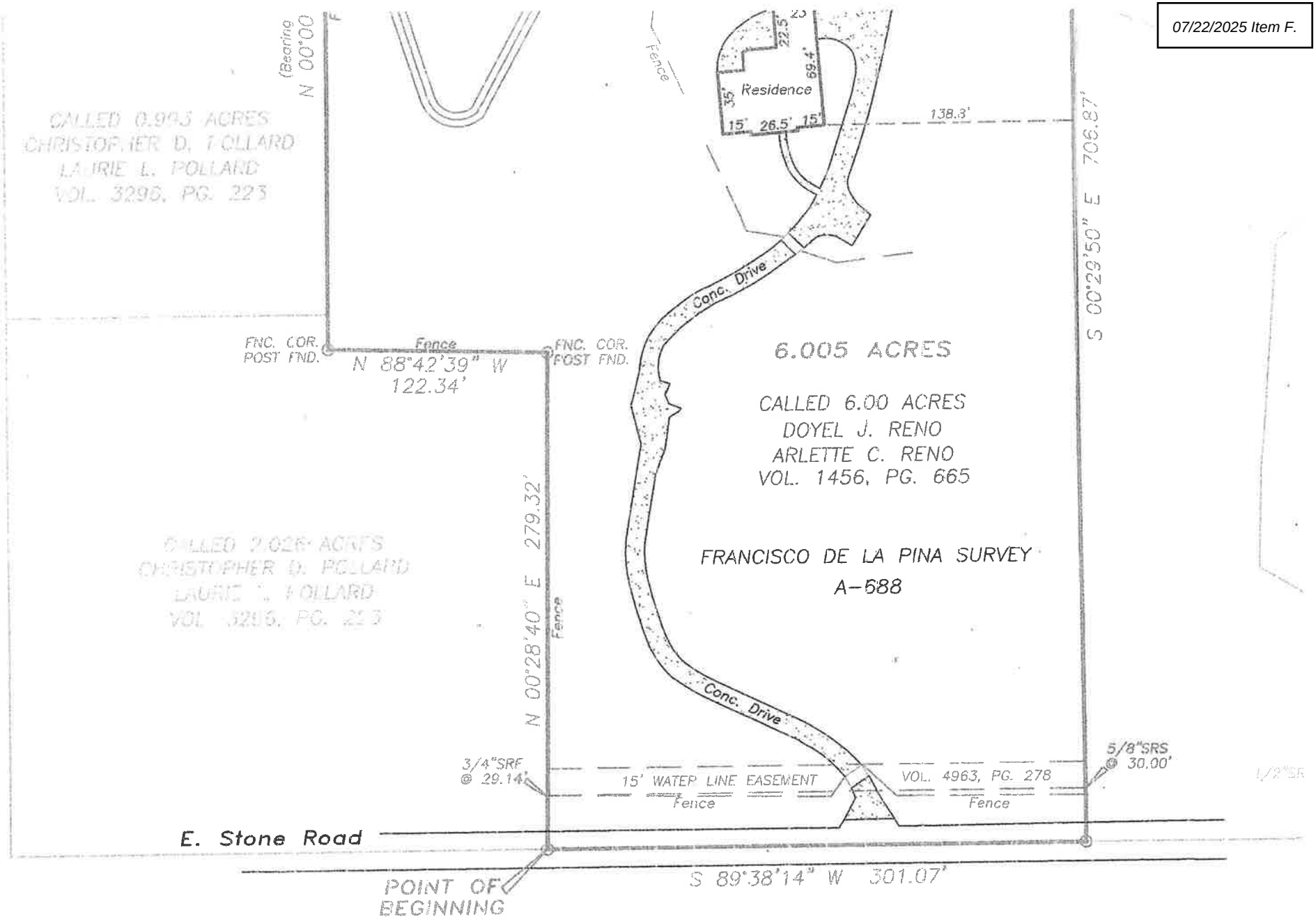
THENCE North 89 degrees 45 [illegible]utes 44 seconds East, 414.91 feet generally along a fence to a 5/8 inch steel rod set capped "Boundary Solutions" at the Northeast corner of said 6.00 acres, and at the Northwest corner of that called 2.603 acres of land described in a deed to Mark D. Verkler and Gaye Marie Verkler as recorded in Volume 5735, Page 962 of the Land Records of Collin County, Texas;

THENCE South 00 degrees 29 minutes 50 seconds East, 706.87 feet to a point in the center of said E. Stone Road, at the Southeast corner of said 6.00 acres, and at the Southwest corner of said 2.603 acres, from which a 5/8 inch steel rod set capped "Boundary Solutions" bears North 00 degrees 29 minutes 50 seconds West, 30.00 feet for witness;

THENCE South 89 degrees 38 minutes 14 seconds West, 301.07 feet along the center of said E. Stone Road to the POINT OF BEGINNING, containing 6.005 acres of land.

BOUNDARY SURVEY

6.005 ACRES
FRANCISCO DE LA PINA SURVEY, A-688


(Bearing N 00°00
CALLED 0.995 ACRES
CHRISTOPHER D. POLLARD
LAURIE L. POLLARD
VOL. 3296, PG. 223
Fence
Residence
35'
22.5'
69.4'
15'
26.5'
15'
138.3'
S 00°29'50" E 706.87'
Conc. Drive
FNC. COR. POST FND.
Fence
N 88°42'39" W
122.34'
FNC. COR. POST FND.
6.005 ACRES
CALLED 6.00 ACRES
DOYEL J. RENO
ARLETTE C. RENO
VOL. 1456, PG. 665
FRANCISCO DE LA PINA SURVEY
A-588
CALLED 2.026 ACRES
CHRISTOPHER D. POLLARD
LAURIE L. POLLARD
VOL. 3296, PG. 223
N 00°28'40" E 279.32'
Fence
Conc. Drive
3/4"SRF
@ 29.14'
15' WATER LINE EASEMENT
Fence
VOL. 4963, PG. 278
Fence
5/8"SRS
@ 30.00'
E. Stone Road
POINT OF BEGINNING
S 89°38'14" W 301.07'

Wylie City Council

AGENDA REPORT

Department: Fire **Account Code:**

Prepared By: Brandon Blythe

Subject

Consider, and act upon, Resolution No. 2025-14(R) ratifying the City of Wylie Charity Care Policy for Ambulance Services for the Fire-Rescue Department to discontinue collection of ambulance service fees for eligible patients, and providing an effective date.

Recommendation

Motion to approve the Item as presented.

Discussion

This Resolution intends to formalize and ratify the City's commitment to providing equitable access to emergency medical services, regardless of a patient's financial ability to pay, and to support Wylie Fire Rescue's implementation of a compassionate billing practice for those experiencing financial hardship.

RESOLUTION NO. 2025-14(R)

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF WYLIE, TEXAS, RATIFYING THE CITY OF WYLIE CHARITY CARE POLICY FOR AMBULANCE SERVICES FOR THE FIRE-RESCUE DEPARTMENT TO DISCONTINUE COLLECTION OF AMBULANCE SERVICE FEES FOR ELIGIBLE PATIENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, it is the policy of the City of Wylie to provide ambulance services to our community without regard to a patient's and/or guarantor's ability to pay for these services; and

WHEREAS, there are individuals who are not on Medicare/Medicaid or commercial insurance, and who reasonably cannot pay because they are indigent or below poverty thresholds; and

WHEREAS, staff recommends that the City of Wylie's Charity Care Policy for Ambulance Services be ratified with the effective date of July 22, 2025; and

WHEREAS, upon full review and consideration of the City of Wylie Charity Care Policy for Ambulance Services, the City Council is of the opinion that the policy should be ratified.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WYLIE, COLLIN COUNTY, TEXAS, THAT:

SECTION 1. The City of Wylie Charity Care for Ambulance Services Policy, effective July 22, 2025, is hereby ratified in its entirety.

SECTION 2. It is not the intent of this policy to provide charity care to patients who have the ability to pay or patients who have private insurance, Medicare, Medicaid, or other third-party coverage.

SECTION 3. For those patients who have the ability to pay and do not meet the eligibility guidelines for charity care, the City of Wylie expects to receive payment in accordance with its normal billing policy.

SECTION 4. The City of Wylie will grant a full charity care reduction (100% write-off of ambulance service charges to charity care) to patients without the ability to pay, earning less than or equal to 400% of the Federal Poverty Level (FPL), as published annually by the U.S. Department of Health and Human Services.

SECTION 5. The City of Wylie and/or its contractor(s) shall rely on financial data provided by the patient and may also utilize data from credit bureaus and other sources to determine if the patient is eligible for charity care.

SECTION 6. Once it is determined that the patient is eligible for charity care, the City of Wylie or its contractor(s) shall make no further attempts to collect payment from the patient.

SECTION 7. This Resolution shall become effective immediately upon its passage.

DULY PASSED AND APPROVED by the City Council of the City of Wylie, Texas, on the 22nd day of July 2025.

_____
Matthew Porter, Mayor

ATTEST TO:

_____
Stephanie Storm, City Secretary

City of Wylie, Texas Fire-Rescue *Standard Operating Guidelines*	SOG # 1.6.2.2

SECTION		SOG TITLE	
1	Organization	1	EMS Charity Care
CHAPTER		**IMPLEMENTATION**	**REVISION**
6	Emergency Medical Services	07/10/2025	
PART		**AUTHORIZATION**	
2	EMS Billing	Brandon Blythe, Fire Chief	

I. PURPOSE

It is the policy of the City of Wylie to provide ambulance services to our community without regard to a patient's and/or guarantor's ability to pay for these services. We maintain a charity care policy for uninsured patients who lack the financial means to pay for all or part of their care for various reasons. It is not the intent of this policy to provide charity care to patients who have the ability to pay or those who have private insurance, Medicare, Medicaid, or other third-party coverage.

For patients who do not meet the eligibility guidelines for charity care as outlined below, the City of Wylie shall require payment but may offer special arrangements, including payment plans.

II. GUIDELINES

These guidelines are provided to the contractor(s) currently performing ambulance billing and collections and revenue maximization consulting services for the City of Wylie. The contractor(s) may rely on these guidelines and provide hardship assistance without further approval from the City of Wylie. However, the City of Wylie reserves the right to review any accounts deemed eligible for charity care to ensure conformity with the guidelines.

Charity care services will only be available as long as the State of Texas provides reimbursement for charity care services through the Texas Ambulance Services Supplemental Payment Program/Medicaid 1115 Waiver, or similar means of reimbursement. The City of Wylie further reserves the right to modify this policy at any time.

A. Eligibility for Full Charity Care Reduction:

1. A full charity care reduction (100% write-off of ambulance service charges to charity care) shall be granted to patients earning less than or equal to 400% of the Federal Poverty Level (FPL), as published annually by the U.S. Department of Health and Human Services.

2. The City of Wylie and/or its contractor(s) shall rely on financial data provided by the patient and may also utilize data from credit bureaus and other sources to determine eligibility for charity care.

3. Once it is determined that a patient is eligible for charity care, the City of Wylie or its contractor(s) shall make no further attempts to collect payment from the patient.

IV. PRACTICE

A. Billing and Uncollectible Accounts

1. The City contracts with a third-party billing company to manage ambulance service billing. The Fire Department forwards information regarding ambulance services provided to the contractor.

2. The contractor bills the appropriate party (Medicare, Medicaid, insurance carrier, or patient) for the services rendered. The City receives a monthly management summary report from the contractor detailing the monthly activity.

3. Accounting prepares journal entries to adjust accounts receivable based on the contractor's report.

B. Collection Procedures

1. The City adheres to a non-aggressive collection technique, particularly considering the significant number of senior citizens in the customer base.

2. The contractor follows state and federal guidelines and may set up payment plans for amounts not covered by Medicare, Medicaid, or insurance carriers.

3. Patients facing financial hardship may qualify for charity care under the guidelines provided.

C. Payment Receipt

1. Payments need to be made electronically, directly to Emergicon, the contracted billing company for the City of Wylie Fire Department.

D. Uncollectible Write-Off

1. If no collection agency is used, the contractor writes off accounts with no activity after 12 months. If a collection agency is involved, accounts are considered written off for financial statements but may still be pursued by the agency for up to seven years.

Wylie City Council

AGENDA REPORT

Department: Purchasing **Account Code:** 112-5612-54910

Prepared By: Amy Cortez

Subject

Consider, and act upon, the award of contract #W2025-120 to LMC Corporation for repairs and improvements to the exterior of the Thomas and Mattie Brown House, in the estimated amount of $57,809.04, through a cooperative purchasing contract with Buyboard and authorizing the City Manager to execute any and all necessary documents.

Recommendation

Motion to approve the Item as presented.

Discussion

The Parks and Recreation Department seeks approval from the City Council to award LMC Corporation a contract for the exterior painting and repairs of the Thomas and Mattie Brown House.

This project will include replacing the existing front door while salvaging glass and hardware for reuse; gutters with t-shaped flashing will push water to the diverters; installing 3,000 square feet of insulation under subflooring in the crawl space, and Tyvak wrapped under subflooring, and six mil poly on the flooring; custom turret mold leaded glass design installation; and wood floor repairs in multiple areas including in hallway, kitchen, and retail areas, matched stain.

Staff recommends the award of contract #W2025-120, to LMC Corporation for $57,809.04 as providing the best value to the City. The City is authorized to purchase from a cooperative purchasing program with another local government or a local cooperative organization under Chapter 791 of the Texas Government Code and Section 271 Subchapter F of the Local Government Code, and by doing so, satisfies any State Law requiring local governments to seek competitive bids for items.

Wylie Agreement #W2025-120/Buyboard Contract #728-24

Wylie City Council

AGENDA REPORT

Department: Purchasing **Account Code:** 100-5231-58510

Prepared By: Christopher Rodriguez

Subject

Consider, and act upon, the approval of the purchase of one (1) Chevrolet Suburban for the Communication Department in an estimated amount of $62,616.71 from Peter's Chevrolet through a cooperative purchasing agreement with TIPS and authorizing the City Manager to execute any and all necessary documents.

Recommendation

Motion to approve the Item as presented.

Discussion

The Communication Department is seeking approval from the City Council to proceed with the purchase of one (1) Chevrolet Suburban at an estimated total cost of $62,616.71. Communications currently has a 2015 Chevy Suburban that was previously the Fire Chief's vehicle. This vehicle is showing signs of wear and tear and scored in the immediate replacement category during the last evaluation.

This vehicle is used for new employees in Communications and EMS Departments to attend trainings, as well as anyone in public safety to attend training, regional meetings, and run routine errands. The vehicle will also be equipped with basic emergency lights in the event Fire Officers/Chiefs need to utilize the vehicle for emergency situations.

The City is authorized to purchase from a cooperative purchasing program with another local government or a local cooperative organization pursuant to Chapter 791 of the Texas Government Code and Section 271 Subchapter F of the Local Government Code and, by doing so, satisfies any State Law requiring local governments to seek competitive bids for items.

Staff recommends the purchase of the Chevy Suburban for Communications through a cooperative purchasing agreement with TIPS as providing the best value to the City.

(City of Wylie No. W2025-122; TIPS Contract No. 230802)

Wylie City Council

AGENDA REPORT

Department: Fire Department

Account Code: 100-5261-58850

Prepared By: Christopher Rodriguez

Subject

Consider, and act upon, the approval of the purchase of one (1) Lifepak 35 Heart Monitor for estimated amount of $71,709.24 from Stryker Sales, LLC. through a cooperative purchasing agreement with Sourcewell and authorizing the City Manager to execute any and all necessary documents.

Recommendation

Motion to approve the Item as presented.

Discussion

Wylie Fire Rescue is seeking approval from the City Council to proceed with the purchase of one (1) Lifepak 35 Heart Monitor and all associated essential equipment in the estimated amount of $71,709.24. This equipment will be used by Wylie Fire Rescue personnel and is essential to safeguarding the health and safety of our firefighters and emergency responders as they perform their duties in hazardous environments.

The funding for this purchase comes from remaining funds originally allocated for the acquisition of two new ambulances and was approved in the most recent City budget.

In accordance with Chapter 791 of the Texas Government Code and Section 271, Subchapter F of the Local Government Code, the City is authorized to procure goods through cooperative purchasing agreements with other local governments or cooperative organizations. This method satisfies all State requirements for competitive bidding.

Staff recommends proceeding with the purchase of the Lifepak 35 Heart Monitor through a cooperative purchasing agreement with Sourcewell, as it offers the best overall value to the City. This equipment is essential to ensuring the readiness, safety, and professionalism of our emergency personnel, which directly enhances the quality of service delivered to our community.

(City of Wylie No. W2025-123/Sourcewell Contract No. 041823)

Wylie City Council

AGENDA REPORT

Department: City Secretary **Account Code:**

Prepared By: Mary Bradley

Subject

Interview applicant for Board of Review alternate vacancy for a term to begin July 22, 2025 and end June 30, 2027.

Recommendation

No action taken.

Discussion

At the June 11th City Council meeting, Council gave staff direction to re-enable the Board of Review application online to allow applicants to apply for the alternate position.

Per Ordinance No. 2022-01, prospective Board of Review applicants will be interviewed by the entire City Council.

Applicant:
Chris Smith

Board of Review Application

Personal Information

First Name *

Chris

Last Name *

Smith

Residency

You must be a Wylie resident to serve on this board.

Wylie resident *

◉ Yes ○ No

Length of Residency

Years *

43

Months *

0

Voter Status

Registered Voter *

◉ Yes ○ No

Voter Registration County *

Collin

Employment Information

Occupation

Industrial Automation - Business Owner

Work experience that may be beneficial to the board you are applying for.

As a current business owner, I bring firsthand experience in decision-making, financial accountability, and community engagement. Prior to owning my business, I participated in various business ethics trainings and served on committees focused on responsible practices and professional standards. This background has given me a strong foundation in fair evaluation, integrity, and collaborative problem-solving—all of which would be valuable in service on the Board of Review.

Board/Commission Service

Currently serve on a board/commission *

○ Yes ◉ No

Why you would like to serve as a Board of Review member: *

I have lived in Wylie for 43 years and am proud to be both a graduate of Wylie High School and a parent to four daughters in the district—three of whom have graduated and one currently entering 5th grade. With deep roots in the community and plans to relocate my business to Wylie, I'm eager to give back and help ensure fair and responsible oversight as a Board of Review member. I care deeply about the city's continued growth and integrity.

Wylie City Council

AGENDA REPORT

Department: City Manager **Account Code:** _____

Prepared By: City Secretary

Subject

Tabled from 06-11-2025
Remove from table and consider

Consider, and act upon, an appointment to fill a Board of Review alternate vacancy for a term to begin July 22, 2025 and end June 30, 2027.

Recommendation

Motion to approve, _____ as an alternate for the Board of Review vacancy for a term to begin July 22, 2025 and end June 30, 2027.

Discussion

At the June 11th City Council meeting, Council tabled this item and gave staff direction to re-enable the Board of Review application online to allow applicants to apply.

Staff did receive one new application. Per Ordinance No. 2022-01, prospective Board of Review applicants will be interviewed by the entire City Council.

Applicant:
Chris Smith

Board of Review Application

Personal Information

First Name *

Chris

Last Name *

Smith

Residency

You must be a Wylie resident to serve on this board.

Wylie resident *

◉ Yes ○ No

Length of Residency

Years *

43

Months *

0

Voter Status

Registered Voter *

◉ Yes ○ No

Voter Registration County *

Collin

Employment Information

Occupation

Industrial Automation - Business Owner

Work experience that may be beneficial to the board you are applying for.

As a current business owner, I bring firsthand experience in decision-making, financial accountability, and community engagement. Prior to owning my business, I participated in various business ethics trainings and served on committees focused on responsible practices and professional standards. This background has given me a strong foundation in fair evaluation, integrity, and collaborative problem-solving—all of which would be valuable in service on the Board of Review.

Board/Commission Service

Currently serve on a board/commission *

○ Yes ◉ No

Why you would like to serve as a Board of Review member: *

I have lived in Wylie for 43 years and am proud to be both a graduate of Wylie High School and a parent to four daughters in the district—three of whom have graduated and one currently entering 5th grade. With deep roots in the community and plans to relocate my business to Wylie, I'm eager to give back and help ensure fair and responsible oversight as a Board of Review member. I care deeply about the city's continued growth and integrity.

ORDINANCE NO. 2022-01

AN ORDINANCE OF THE CITY OF WYLIE, TEXAS, REPEALING ORDINANCE NO. 2014-19, CREATING A CODE OF CONDUCT; PROVIDING FOR A PENALTY FOR THE VIOLATION OF THIS ORDINANCE; PROVIDING FOR REPEALING, SAVINGS, AND SEVERABILITY CLAUSES; PROVIDING FOR AN EFFECTIVE DATE OF THIS ORDINANCE; AND PROVIDING FOR THE PUBLICATION OF THE CAPTION HEREOF.

WHEREAS, the City of Wylie ("City" or "Wylie") desires for all of its citizens to have confidence in integrity, independence, and impartiality of those who act on their behalf in government;

WHEREAS, the City of Wylie previously adopted Ordinance No. 2014-19, establishing a Code of Ethics; and

WHEREAS, the City of Wylie desires to create a Code of Conduct and repeal Ordinance No. 2014-19, as of the Effective Date of this Ordinance.

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

Section 1. Creation of Code of Conduct

The City of Wylie creates this Code of Conduct (the "Code") and repeals Ordinance No. 2014-19, as of the Effective Date of this Ordinance.

Section 2. Policy

The proper operation of democratic local government requires that City Officials be independent, impartial and responsible to the people; that local government decisions and policy be made in the proper channels of the government structure; that public office not be used for personal gain; and that the public have confidence in the integrity of its City Officials. It is the policy of the City of Wylie that its City Officials meet the standards of conduct established in this Ordinance. Conduct not regulated herein is not subject to this Code.

Section 3. Definitions

Administrative Board means any board, commission, or other organized body: (1) that has, by law, final decision-making authority on matters within its jurisdiction and that is either: (a) established under the City Charter, by City ordinance, or by appointment by the City Council or the Mayor; or (b) whose members are all council members or are appointed or confirmed by the City Council; or, (2) created as a non-profit economic development corporation by the City Council under the authority of the Development Corporation Act of 1979, as amended.

Advisory Board means a board, commission, or other organized body other than an Administrative Board, that was created by an act of the City Council whose members are appointed or confirmed by the City Council or by an act of the Mayor and are charged with making recommendations to the City Council on matters within its jurisdiction.

Board of Review means the body charged with reviewing and acting on Complaints under this Ordinance.

City Official or Official means the Mayor; a member of the City Council, members of Administrative Boards, and Advisory Boards, appointed by the Mayor or City Council.

Code of Conduct means this Code of Conduct ("Code"). Only a City Official may be held responsible for violations of the Code.

Economic Interest means a legal or equitable property interest in land, chattels, and intangibles, and contractual rights having a value of more than fifty thousand dollars ($50,000.00). Service by a City Official as an Officer, director, advisor, or otherwise active participant in an educational, religious, charitable, fraternal, or civic organization does not create for that City Official an "Economic Interest" in the property of the organization.

Official Action means:

(1) Any affirmative act (including the making of a recommendation) within the scope of, or in violation of, an Official's duties; or
(2) Any failure to act, if the Official is under a duty to act.

Section 4. Covered officials

The rules of conduct contained below apply generally to City Officials unless otherwise specified.

Section 5. City Officials required to comply with both state and local law

When a City Official's conduct is regulated by a provision of this Ordinance and a similar provision of state law, and it is possible to comply with the requirements of both, a City Official shall comply with both.

Section 6. Education

The City shall provide training and educational materials to City Officials on their obligations under state law and this Ordinance. Such training shall include at least one formal classroom session in each calendar year. All City Officials shall annually attend the formal training session offered by the City or equivalent training sessions conducted by the City Attorney, the Texas Municipal League, or similar organizations. The City also shall prepare and distribute written materials on the subject to each City Official at the time of his or her election or appointment to office.

Section 7. Standards of Conduct for City Officials

(A) Appearance on behalf of private interests of others

(1) A member of the City Council shall not appear before the City Council, an Administrative Board or an Advisory Board for the purpose of representing the interests of another person or entity. However, a member of the City Council may, to the extent as otherwise permitted by law, appear before any such body to represent the member's own interests or the interests of the member's spouse or minor children.

(2) A City Official who is not a member of the City Council shall not appear before the body on which he or she serves for the purpose of representing the interests of another person or entity, and shall not appear before any other body for the purpose of representing the interests of another person or entity in connection with an appeal from a decision of the

body on which the City Official serves. However, the City Official may, to the extent as otherwise permitted by law, appear before any such body to represent the City Official's own interests or the interests of the City Official's spouse or minor children.

(B) Misuse and disclosure of confidential information

(1) It is a violation of this Code for a City Official to violate Texas Penal Code § 39.06 (Misuse of Official Information).

(2) A City Official shall not disclose to the public any information that is deemed confidential and/or privileged under any federal, state, local law, or Council rules, unless authorized by law.

(C) Restrictions on political activity and political contributions

(1) No City Official shall use state or local funds or other resources of the City to electioneer for or against any candidate, measure, or political party.

(2) A City Official shall not directly or indirectly induce, or attempt to induce, any City employee:

a. To participate in an election campaign (beyond merely encouraging another to vote), to participate in a political fundraising activity, or to contribute to a political candidate or political committee;

b. To engage in any other activity relating to a particular candidate, party or issue that is not directly related to a legitimate function of City government; or

c. To refrain from engaging in any lawful political activity after working hours.

(D) Use of cell phones or electronic devices by appointed or elected officials during meetings of Administrative Boards and Advisory Boards, of which they are a member

City Officials shall refrain from communicating on cell phones or electronic devices during a City meeting at which the City Official is attending as a member of that Administrative Board or Advisory Board, except as provided below. However, City Officials may access agendas and information relevant to a past, current, and/or future agenda. Cell phones shall be turned off or put on vibrate during meetings. Should it be necessary to use a cell phone, City Officials shall step down from the dais. Text messaging, emails, and other electronic or written communications shall not be sent during a meeting unless it is an emergency.

(E) Conflicts of Interest

A City Official must not use, or attempt to use, his or her official position or office, or take or fail to take any action, or influence, or attempt to influence, others to take or fail to take any action, in a manner which he or she knows, or has reason to believe, may result in a personal, financial benefit, or Economic Interest not shared with a substantial segment of the City's population, for any of the following persons or entities:

(1) The Official;

(2) The Official's relative, or the employer or business of the relative;

(3) A person with which the Official has a financial or business relationship, including but not limited to:

a. A business of the Official, or the Official's spouse or domestic partner, or someone who works for such outside employer or business; or

b. A client or substantial customer.

(4) A nongovernmental civic group, social, charitable, or religious organization of which the Official, or the Official's spouse or domestic partner, is an officer or director; or
(5) A public or private business entity for which the Official, or his or her relative serves as a director, general partner, or officer, or in any other policy-making position except when so appointed to the position by the City.

(F) Compliance with Texas Local Government Code Chapters 171 and 176

It is a violation of this Code for a City Official to violate Texas Local Government Code, §§ 171 and 176 and Texas Penal Code § 36.08

(G) Prohibitions - Granting Special Privileges and Use of City Supplies and Equipment

It is a violation of this Code for a City Official:

(1) To use his official position to secure special privileges or exemptions for himself or others;
(2) To grant any special consideration, treatment or advantage to any citizen, individual, business organization or group beyond that which is normally available to every other citizen, individual, business organization or group. This shall not prevent the granting of fringe benefits to City employees as a part of their contract of employment or as an added incentive to the securing or retaining of employees; or
(3) To use City supplies, equipment or facilities for any purpose other than the conduct of official City business, unless otherwise provided for by law, ordinance or City policy.

Section 8. Board of Review

(A) Creation and appointment

There is hereby created a Board of Review ("BOR") to consist of five (5) members and two (2) alternates.

(1) The BOR shall review Complaints regarding alleged violation(s) of the Code ("Complaints"), review applicable waivers regarding the alleged violation(s), and determine if a Complaint should be dismissed under the criteria, as outlined herein.
(2) Prospective BOR members shall be interviewed and appointed by a majority of the City Council present at a duly called meeting.

(B) Qualifications

(1) All members must live within the City of Wylie city limits and be at least 18 years of age;
(2) BOR members may not be:
   a. The spouse or the domestic partner of the individual filing the Complaint ("Complainant") or the individual who is the subject of the Complaint ("Respondent") is the spouse or domestic partner.
   b. Serving on any other Council appointed Board or Commission during their term on the BOR;
   c. A City Council member or City of Wylie employee, or the spouse or domestic partner of a City Council member or City of Wylie employee;
   d. An elected public official; or
   e. A candidate for elected public office at the time of their term on the BOR.

(C) Terms of appointment / Limitations

(1) BOR members may serve only one (1) term of two (2) consecutive years.

(2) BOR members shall serve until any Complaints pending during their appointed term have been fully adjudicated by the BOR.

(3) If a person selected to serve on the BOR pursuant to this subsection cannot fulfill his or her duties as a member of the BOR due to illness, travel, disqualification under the terms outlined above, or another bona fide reason, or otherwise refuses to serve on the BOR, that person shall be requested to confirm that fact with the City Secretary in writing within 15 calendar days of receipt of the service notification. In this event, the City Secretary shall repeat the process outlined herein until a substitute has been selected.

(D) Training / Removal

(1) BOR members must attend training regarding the role and responsibilities of service on the BOR prior to handling a Complaint. The unexcused absence of any member of the BOR from three (3) consecutive meetings, unless the BOR has excused the absence for good and sufficient reasons, as determined by the BOR, shall constitute a resignation from the BOR.

(2) A BOR member serves at the pleasure of the City Council and may be removed before the expiration of the member's term by the City Council in its sole discretion. Before removing a member, the BOR shall specify the cause for a recommendation of removal and shall give the BOR member the opportunity to present the member's defense to removal. The recommendation for the City Council to remove a BOR member shall be brought to the City Council for an official vote.

(E) Consultation with City Attorney

The City Attorney is authorized to issue to any City Official, upon reasonable request, formal written opinions regarding the applicability of the provisions of the conduct laws to an action the City Official is considering taking in the future. The BOR and/or the City Council may consult with the City Attorney or a designee of the City Attorney regarding legal issues which may arise in connection with this section and may request advisory assistance from the City Attorney in conducting hearings during any stage of the process. The City Attorney serves as legal counsel for the City Council and not any individual City Council member.

(F) Reviewing Attorney

(1) The City Council shall approve a list of three (3) independent private attorneys recommended by the City Attorney who may individually serve as a "Reviewing Attorney" for Complaints filed under this section. The Reviewing Attorney shall be chosen by the City Manager by lot.

(2) To be qualified, the Reviewing Attorney must be an attorney in good standing with the State Bar of Texas, have been licensed to practice in the State of Texas for at least ten (10) consecutive years, and have at least five (5) years of experience working with municipalities in Texas. The Reviewing Attorney may not be:

a. A City Council member or City of Wylie employee, or the spouse or domestic partner of a City Council member, Board member or City of Wylie employee;

b. An elected public official; or

c. A candidate for elected public office at the time of their service.

(G) Complaint Process

(1) Filing Complaints. Any citizen of Wylie who believes that there has been a violation of the Code may file a sworn Complaint with the City Secretary. The Complaint shall:

a. Identify the person or persons who allegedly committed the violation;

b. Provide a statement of the facts on which the Complaint is based;

c. To the extent possible, identify the rule or rules allegedly violated; and

d. Be sworn to in the form of an affidavit and be based on personal knowledge of the affiant and be subject to the laws of perjury.

e. The Complainant may also recommend other sources of evidence that the Reviewing Attorney should consider and may request a hearing.

f. Complaints arising out of an event or a series of related events shall be addressed in one complaint. Complainants shall not file separate or serial complaints arising from any event or series of events that have been or could have been addressed in a previous Complaint. When two or more Complaints are sufficiently similar in nature and remedy sought to permit their resolution through one proceeding, the City may consolidate the complaints.

(2) Confidentiality. No City Official shall reveal information relating to the filing or processing of a Complaint, except as required for the performance of Official duties. Documents relating to a Complaint will be maintained by the City Secretary in accordance with applicable records retention laws and are confidential, to the extent permitted by law.

(3) Notice / Timelines / Representation

a. Days, as used herein, is defined as City business days.

b. All timelines provided herein must be followed, subject only to extensions approved in writing by the City Manager based on the individual circumstances surrounding the review of the Complaint.

c. A Complaint must be filed with the City Secretary within six (6) months of the date the Complainant knew, or with reasonable diligence should have known, of the events or series of events giving rise to the Complaint. The City Secretary shall not accept or process any Complaint that is filed more than six (6) months after the date of the violation alleged in the Complaint. Complaints not filed within this timeframe are barred and will be dismissed as untimely.

d. Within three (3) business days of receiving a Complaint, the City Secretary shall provide a copy of the full Complaint to the City Official who is the subject of the Complaint ("Respondent"), the City Attorney, the City Manager, and the Reviewing Attorney.

e. If the City Manager is not available or is implicated, the City Secretary will provide copies, as outlined herein.

f. The Reviewing Attorney, BOR, and/or City Council shall allow any person who is the subject of a Complaint to designate a representative if he or she wishes to be represented by someone *else* and to present evidence, according to rules adopted by the City Council.

(4) Frivolous Complaint

a. For purposes of this section, a "frivolous complaint" is a sworn Complaint that is groundless and brought in bad faith or groundless and brought for the purpose of harassment.

b. By a vote of at least two-thirds of those present, the City Council may order a Complainant to show cause why the Complaint filed by the Complainant is not frivolous.

c. In deciding if a Complaint is frivolous, the City Council will be guided by Rule 13 of the Texas Rules Civil Procedure, and may also consider:

i. The timing of the sworn Complaint with respect to when the facts supporting the alleged violation became known or should have become known to the Complainant, and with respect to the date of any pending election in which the Respondent is a candidate or is involved with a candidacy, if any;

ii. The nature and type of any publicity surrounding the filing of the sworn Complaint, and the degree of participation by the Complainant in publicizing the fact that a sworn Complaint was filed;

iii. The existence and nature of any relationship between the Respondent and the Complainant before the Complaint was filed;

iv. If Respondent is a candidate for election to office, the existence and nature of any relationship between the Complainant and any candidate or group opposing the Respondent;

v. Any evidence that the Complainant knew or reasonably should have known that the allegations in the Complaint were groundless; and

vi. Any evidence of the Complainant's motives in filing the Complaint.

d. Notice of an order to show cause shall be given to the Complainant, with a copy to the Respondent, and shall include:

i. An explanation of why the Complaint against a Respondent appears to be frivolous; and

ii. The date, time, and place of the hearing to be held under this section.

e. Before making a determination that a sworn Complaint against a Respondent is frivolous, the City Council shall hold a hearing at which the Complainant may be heard and accompanied by his or her retained counsel.

f. By a record vote of at least a simple majority of those present after the hearing under this section, the City Council may determine that a Complainant filed a frivolous Complaint and may recommend sanctions against that Complainant.

g. Before imposing a sanction for filing a frivolous Complaint, the City Council shall consider the following factors:

i. The seriousness of the violation, including the nature, circumstances, consequences, extent, and gravity of the violation;

ii. The sanction necessary to deter future violations; and

iii. Any other matters that justice may require.

h. The City Council may impose the following sanctions:

i. A civil penalty of not more than $500;

ii. Imposition of attorneys' fees incurred by Respondent;

iii. Any other sanction permitted by law; and/or

iv. The City Council may notify the appropriate regulatory or supervisory agency for their appropriate action. This may include a referral for criminal prosecution if the facts so warrant.

(5) Review of Complaint

a. Within seven (7) business days of receiving the Complaint from the City Secretary, the Reviewing Attorney shall issue a written advisory opinion, dismissing or referring the Complaint to the BOR:

i. Dismiss the Complaint if:

1. The deadline for filing a Complaint has passed;

2. The accused is not subject to the Code;

3. The conduct alleged is not regulated under the Code;

4. The Complaint is not completed as defined herein or signed and sworn to by the person filing the Complaint in the form of an affidavit; or

5. The person who is the subject of the Complaint had obtained a waiver permitting the conduct.

ii. Dismissal of a Complaint under this provision is final and non-appealable.

iii. If the Reviewing Attorney dismisses the Complaint, the Reviewing Attorney shall forward a copy of the dismissal to the Complainant, Respondent, City Council, and the Board on which the Respondent is a member, if applicable.

b. If the Reviewing Attorney does not dismiss the Complaint, as provided herein, the Reviewing Attorney shall refer the Complaint and the advisory opinion to the BOR for review under this provision. The Reviewing Attorney's referral of the Complaint and advisory opinion to the BOR does not mean that any of the allegations of the Complaint are true or false or that any current City Official has or has not violated the Code.

c. If the Complaint is referred to the BOR for review, the Reviewing Attorney shall also copy his or her advisory opinion to the Complainant, the City Manager, and the City Attorney within seven (7) business days of receipt of the Complaint. For Complaints not dismissed by the Reviewing Attorney, and subsequently referred to the BOR, the notice to the Respondent will include notice of the Respondent's option to file a written response to the advisory opinion with the City Secretary within seven (7) business days of receipt of the opinion from the Reviewing Attorney. The City Secretary will forward the Respondent's written response to the BOR with the Complaint and the Reviewing Attorney's advisory opinion.

(6) Board of Review Process.

a. The BOR shall meet within forty-five (45) days of receiving a referral of a Complaint from the Reviewing Attorney, unless extended by the City Council. The BOR will review the Complaint, the Reviewing Attorney's advisory opinion, the Respondent's response (if any), and applicable City policies, ordinances, and/or other related information (the "BOR Record").

b. The BOR may dismiss a Complaint as provided below or, if not dismissed, refer the Complaint to the City Council for consideration as outlined herein.

(7) The BOR Review and City Council Review / Hearing

a. The BOR may dismiss a Complaint if:

i. The alleged violation is a minor or de minimis violation;

ii. The Complaint *is,* on its *face,* frivolous, groundless, or brought for purposes of harassment;

iii. The matter has become moot because the Respondent is no longer an elected official or Administrative Board or Advisory Board member; or

iv. The Respondent came into voluntary compliance.

c. The determination regarding whether a complaint is frivolous and subject to sanctions will be addressed by the City Council as outlined in Section 8(G)(3) herein.

d. The BOR will conduct its review of a Complaint not dismissed pursuant to paragraph 3.a.i. of this section at meetings which are open to the public.

e. The rules shall require the dismissal and the reason for dismissal to be submitted by the BOR in writing and available to the public within forty-five (45) days of considering the Complaint under paragraph 4.b. above, unless extended by the City Council. A dismissal under this provision by the BOR is final and non-appealable.

f. If the BOR does not dismiss the Complaint, the BOR will refer the Complaint, BOR Record to the City Council within forty-five (45) business days of considering the Complaint, unless extended by the City Council.

(7) City Council Review / Hearing

a. Not later than 15 business days after the BOR forwards a Complaint to the City Council for consideration, or 15 business days after the BOR's deadline to issue a decision, the City Secretary shall notify in writing the City Council, the Complainant and the Respondent of the date, time and location of a hearing on the Complaint. Such written notice shall be sent to the Complainant and the Respondent by email, mail, and/or certified mail, return receipt requested. If the hearing is not held within 45 business days after receipt of the Complaint, the City Secretary shall notify both the Complainant and the Respondent of the reasons for the delay.

b. All hearings shall be conducted in accordance with the Texas Open Meetings Act, Tex. Government Code Chapter 551. The City Council shall have the right to hold the hearing in open or closed session as permitted by applicable laws and regulations. Additionally, the City Council shall establish time limits and other rules of procedure for a hearing and relating to the participation of any person in the hearing. Subject to the rules of procedure established by the City Council for the hearing:

i. Both the Complainant and the Respondent shall have the right to a full and complete hearing with the opportunity to call witnesses and present evidence on his/her behalf.

ii. All proceedings of the hearing shall be recorded by audio recording if a court reporter is not used, or reduced to writing by a court reporter if present for the hearing. If a court reporter is not used, the audio recording shall be filed with the City Secretary within such time as specified by the City Council. If a court reporter is used, the court reporter's transcript of the hearing shall be filed with the City Secretary within such time as is specified by the City Council.

iii. The procedures established by the City Council shall allow the Complainant and the Respondent sufficient time to examine and respond to any evidence not presented to them in advance of the hearing.

iv. The rules shall require the City Council to schedule the hearing at a time that is reasonably convenient to both the person who submitted the Complaint and the subject of the Complaint.

g. The City Council shall consider the BOR Record, the Complaint, the Respondent's response (if any), and the advisory opinion of the Reviewing Attorney, and evidence submitted in the course of the hearing. The final action, decision, or vote of the council with regard to the Complaint shall be taken or made only in a meeting that is open to the public. The City Council shall base its finding of whether a violation occurred on a preponderance of the evidence. Only members of the City Council present for the hearing may participate in its decision.

h. The City Council shall consider, when it makes findings and recommendations, the severity of offense; the presence or absence of any intention to conceal, deceive, or mislead; whether the violation was deliberate, negligent, or inadvertent; and whether the incident was isolated or part of a pattern.

i. The City Council shall dismiss a Complaint if the Complainant does not appear at the hearing and if, in the opinion of the City Council, it would be unfair to the Respondent to proceed without the Respondent having the opportunity to question and address the issues raised in the Complaint.

j. A City Council member may not participate in the Complaint review process and/or hearing if the member is the subject of the Complaint or is the Complainant, or if the Respondent or Complainant is related to the City Council member within a prohibited level of affinity or consanguinity.

k. The decision of the City Council is final and non-appealable.

(H) Findings / Consequences

(1) City Officials deemed to be in violation of the Code are subject to consequences, including but not limited to the following:

a. Censure - If the violation did not involve a matter of public concern and the City Council finds that a violation of this Code occurred, the City Council may issue a censure of the City Official, to the extent permitted by law.

b. Letter of Notification – The City Council may issue a letter of notification if the City Council finds that a violation of this Code was clearly unintentional. A letter of notification must advise the City Official of any steps to be taken to avoid future violations.

c. Letter of Admonition – The City Council may issue a letter of admonition if the City Council finds that a violation of this Code was minor, but where the circumstances call for a more substantial response than a letter of notification.

d. Reprimand – To the extent permitted by law, City Council may issue a reprimand if the City Council finds that a violation of this Code was not minor and was committed intentionally or through reckless disregard.

e. Removal from Leadership Position – In addition to, or in place of, the consequences outlined above, the City Council may remove a City Official from any leadership position held by that City Official as a member of the body in which the City Official serves.

f. Removal from Administrative Boards and Advisory Boards – In addition to, or in place of, the consequences outlined above, the City Council may remove an appointed City Official from Administrative Boards and Advisory Boards.

Section 9. Other Obligations

This Code is cumulative of, and supplemental to, applicable state and federal laws and regulations. Compliance with the provisions of this Code shall not excuse or relieve any person from any obligation imposed by state or federal law regarding conduct, financial reporting, lobbying activities, or any other issue addressed herein.

Even if a City Official is not prohibited from taking official action by this Code, action may be prohibited by duly promulgated personnel rules, which may be more stringent.

Section 10. Effective Date

This Code shall take effect on January, 11, 2022, following its adoption and publication as required by law (the "Effective Date").

Section 11. Distribution and Training

(A) Every person shall be provided reasonable opportunity to review this Code as a condition of their candidacy and/or application to be a City Official. At the time of application for a position of City Official, every applicant shall be furnished with a copy of this Code.

(B) Individuals seated as City Officials on the Effective Date of this Ordinance shall be bound by it and shall sign a written acknowledgement of receipt and understanding of this Code within 30 days of the Effective Date. All City Officials elected, appointed or retained following the Effective Date of this Code shall sign a written acknowledgement of receipt and understanding of this Code before

performing any of the duties or functions of the City Official's position.

(C) The City Attorney or City Manager as designated by the City Council shall develop educational materials and conduct educational programs for the City Officials on the provisions of this Code, the City Charter, and Chapters 171 and 176 of the Texas Local Government Code. Such materials and programs shall be designed to maximize understanding of the obligations imposed by these conduct laws.

Section 12. Severability

If any provision of this Code is found by a court of competent jurisdiction to be invalid or unconstitutional, or if the application of this Code to any person or circumstances is found to be invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or applications of this Code which can be given effect without the invalid or unconstitutional provision or application.

DULY PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF WYLIE, TEXAS, on this 11th day of January, 2022.

Matthew Porter, Mayor

ATTESTED AND CORRECTLY RECORDED:

Stephanie Storm

Date of publication in *The Wylie News* – January 19, 2022

C&S media

The Farmersville Times • Murphy Monitor • The Princeton Herald • The Sachse News • THE WYLIE NEWS

STATE OF TEXAS
COUNTY OF COLLIN

Before me, the undersigned authority, on this day personally appeared Chad Engbrock, publisher of C & S Media, dba *The Wylie News*, a newspaper regularly published in Collin County, Texas and having general circulation in Collin County, Texas, and being in compliance with Section 2051.044, Texas Government Code (a); (1), (2), (3) and (4), who being by me duly sworn, deposed and says that the foregoing attached:

City of Wylie
Legal Notice – Ordinance No. 2022-01 & Ordinance No. 2021-55
was published in said newspaper on the following date(s), to-wit:
January 19, 2022

Chad Engbrock, Publisher

Subscribed and sworn before me on this, the 20th day of January, 2022, to certify which witness my hand and seal of office.

SONIA A DUGGAN
Notary ID #126646343
My Commission Expires
August 12, 2024

Notary Public in and for
The State of Texas

My commission expires 08/12/2024.

Ordinance
No. 2021-55

An Ordinance Of The City Of Wylie, Texas, Amending Chapter 110 (Traffic And Vehicles) Of Article Vi. (Stopping, Standing, And Parking) Of Section 110-173 (Stopping, Standing, Or Parking Prohibited In Certain Places) Of The Wylie Code Of Ordinances; Creating Section 110-173 (G) Prohibiting The Stopping, Standing, Or Parking Of A Vehicle Along The North Side Of Cloudcroft Dr. From S. Ballard Ave. East To The West Property Line Of 115 Cloudcroft (Approximately 582 Feet) And The South Side Of Cloudcroft Dr. From S. Ballard Ave. East To The Point Of Intersection With Vail Ln. (Approximately 560 Feet) And On Both Sides Of Stoneybrook Dr. From S. Ballard Ave. West To The Point Of Intersection With Willow Way (Approximately 360 Feet) During Those Times Set Forth In This Ordinance; Establishing An Offense; Providing For A Penalty For The Violation Of This Ordinance; Providing For Repealing, Savings And Severability Clauses; Providing For An Effective Date Of This Ordinance; And Providing For The Publication Of The Caption Hereof.

38-1t-86li

CITY OF WYLIE

Ordinance
No. 2022-01

An Ordinance Of The City Of Wylie, Texas, Repealing Ordinance No. 2014-19, Creating A Code Of Conduct; Providing For A Penalty For The Violation Of This Ordinance; Providing For Repealing, Savings, And Severability Clauses; Providing For An Effective Date Of This Ordinance; And Providing For The Publication Of The Caption Hereof.

Wylie City Council

AGENDA REPORT

Department: Finance

Account Code:

Prepared By: Melissa Brown

Subject

Discuss Water/Sewer Rate Study and Presentation from NewGen Strategies & Solutions, LLC.

Recommendation

N/A

Discussion

NewGen Strategies will present updates to the Water/Sewer Rate Study currently in progress.

July 22, 2025

CITY OF WYLIE, TEXAS
WATER & WASTEWATER RATE STUDY

NewGen Strategies & Solutions

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KEY POINTS

Summary of findings from this rate study

- City of Wylie's water & sewer expenses are projected to increase at an average annual rate of 7.4% over the next five years.

- Cost increases primarily reflect:
  - Rising wholesale water costs from NTMWD
  - Rising wholesale sewer costs from NTMWD, especially Muddy Creek
  - Cash capital project expenditures
  - General inflation (forecasts of 2.5% to 3.6% per year)

- Revenue adjustments include:
  - Setting city accounts to pay for water consumption at cost
  - Providing rate increase alternatives with water and wastewater increasing either at the same percentage or with wastewater rates increasing more rapidly consistent with wholesale cost forecasts

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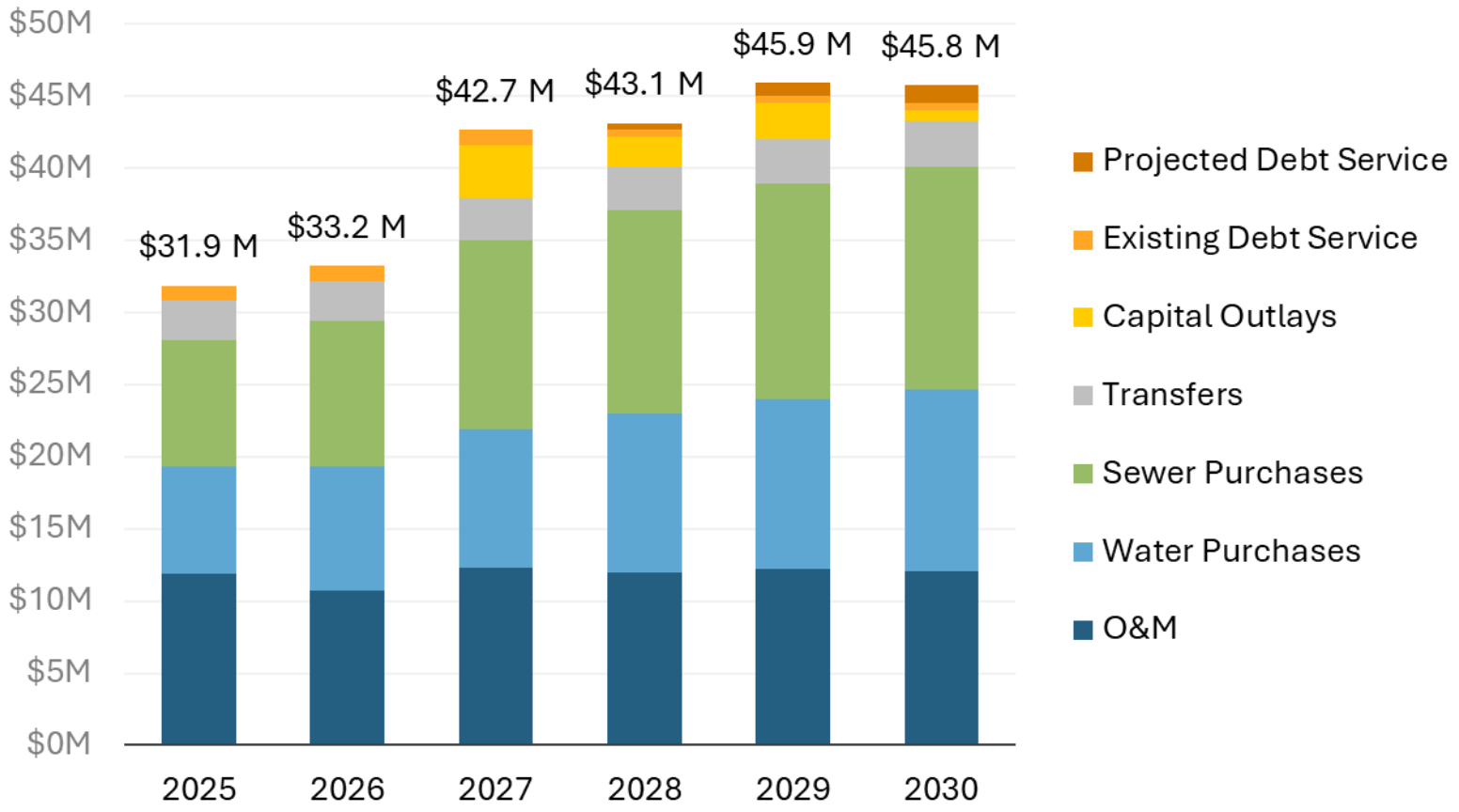
MAIN COST DRIVERS

Water and Sewer FY 2025 to FY 2030

- Most of the rising costs are due to wholesale water and wastewater costs (56%-61% of total expenses)
- O&M only increasing 3.1% per year on average



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CAPITAL COSTS

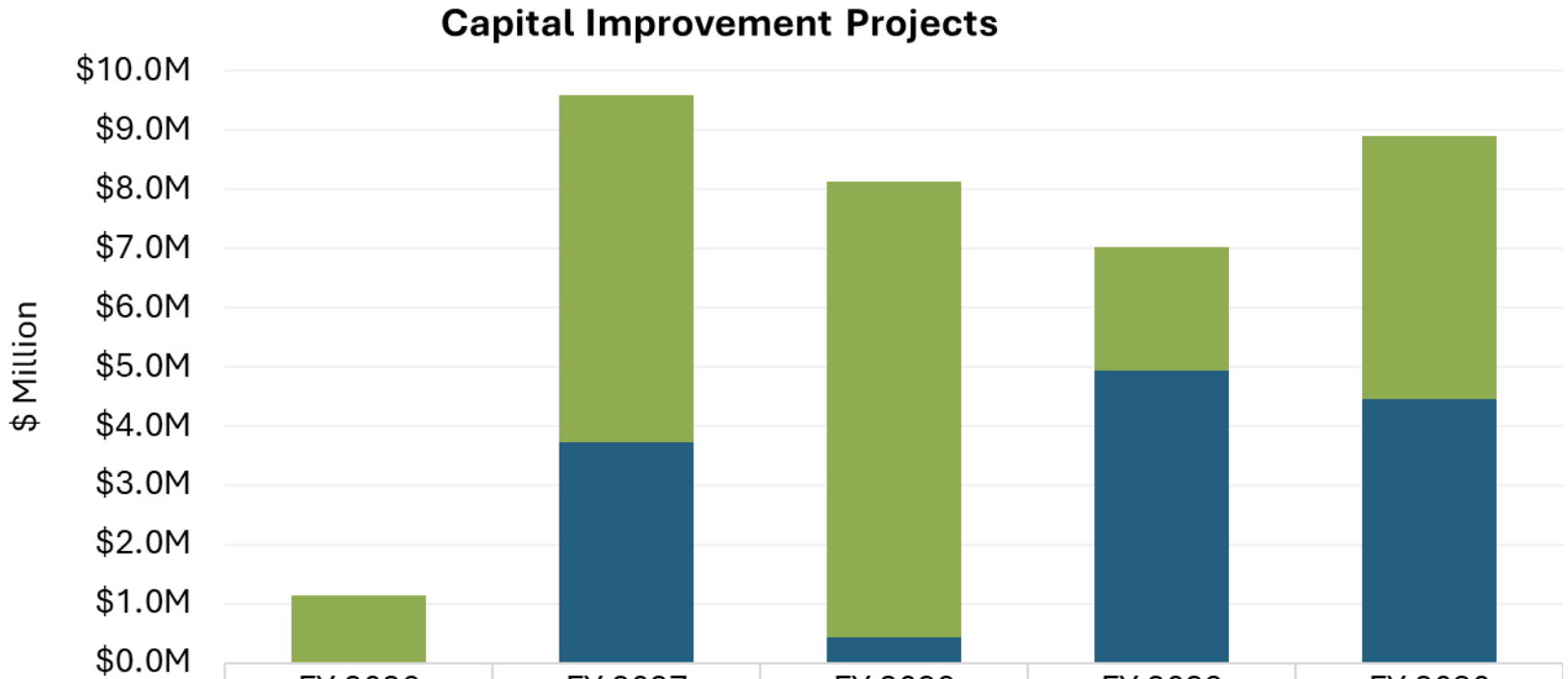
Projected Capital Improvement Projects

Funding Sources:

- Cash – $9.0M
- New Debt – $24.6M
- Impact Fees - $1.1M

Amounts shown with inflation

- The City plans to continue investment in water and sewer infrastructure
- Planned capital projects totaling $34.78 million by FY 2030



	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
Total Wastewater	$1.1	$5.9	$7.7	$2.1	$4.4
Total Water	$-	$3.7	$0.4	$4.9	$4.4
Total	$1.1	$9.6	$8.1	$7.0	$8.9

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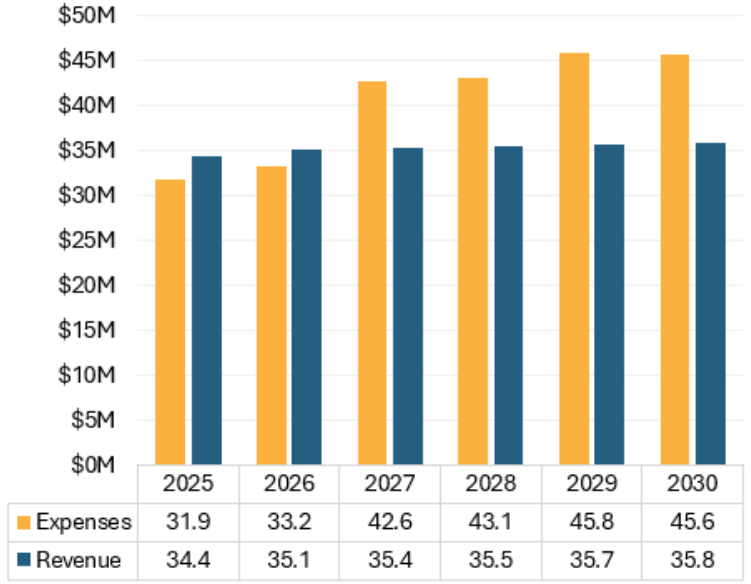
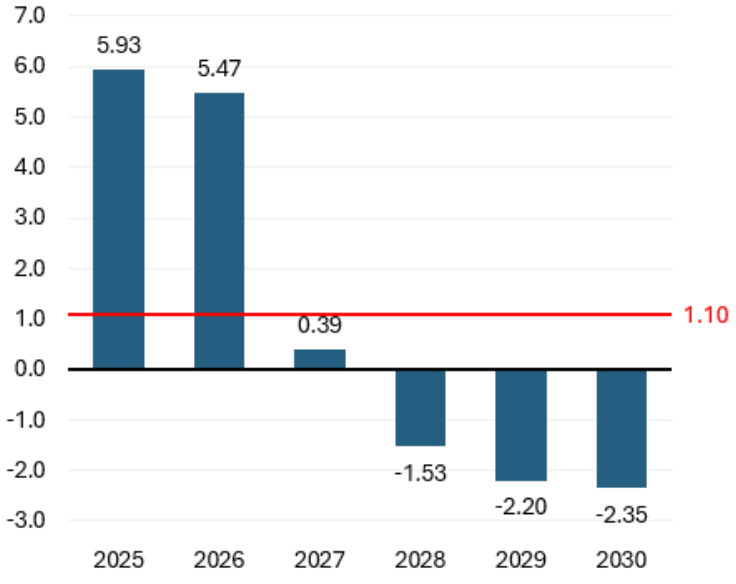
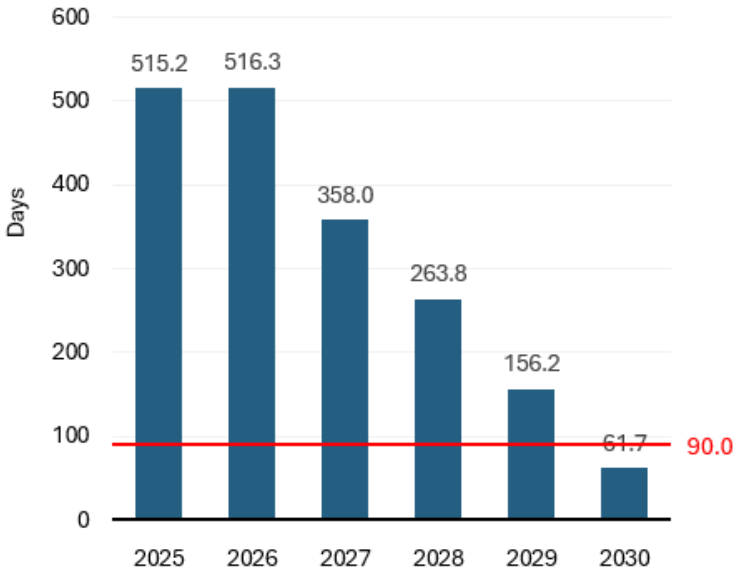
FINANCIAL PERFORMANCE UNDER CURRENT RATES

- Current water and sewer rates would be insufficient to meet financial targets from FY 2027 onward



	2025	2026	2027	2028	2029	2030
Expenses	31.9	33.2	42.6	43.1	45.8	45.6
Revenue	34.4	35.1	35.4	35.5	35.7	35.8





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PROJECTED RATE CHANGES

Annual change in water & sewer rates

Scenario 1
Level increases for water and wastewater

- The rate increases needed to meet these targets were identified as 5.15% in FY 2026-2030.

Baseline Rate Increases

	2026	2027	2028	2029	2030
Water	5.15%	5.15%	5.15%	5.15%	5.15%
Sewer	5.15%	5.15%	5.15%	5.15%	5.15%

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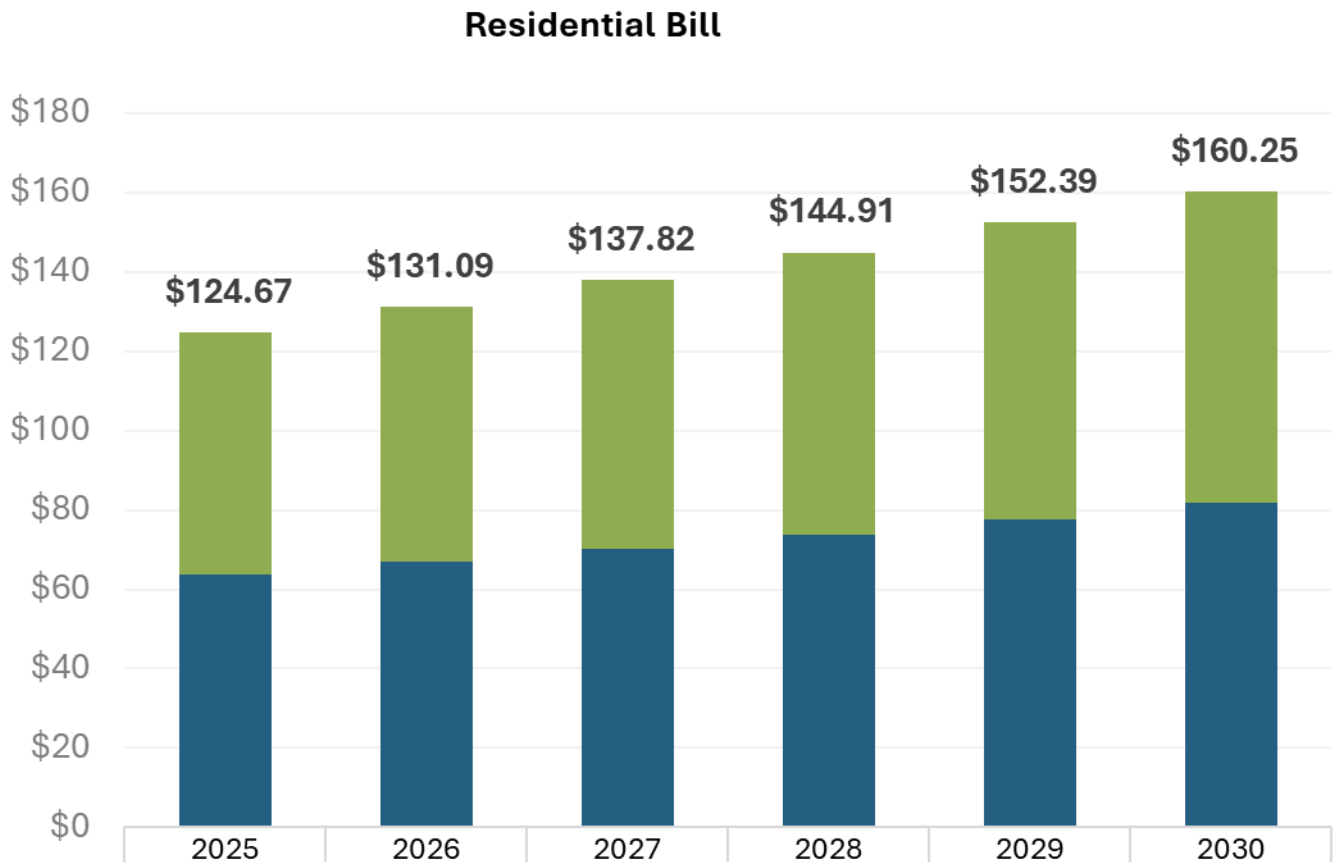
RESIDENTIAL BILL IMPACT

Impact of projected rates on a typical Residential customer (7,000 gal. water use, flat sewer rate)

Scenario 1



	2025	2026	2027	2028	2029	2030
Wastewater	$61.10	$64.25	$67.56	$71.04	$74.70	$78.55
Water	$63.57	$66.84	$70.26	$73.87	$77.69	$81.70
Total Bill	$124.67	$131.09	$137.82	$144.91	$152.39	$160.25
Change in Bill ($)		$6.42	$6.73	$7.09	$7.48	$7.86
Change in Bill (%)		5.15%	5.13%	5.14%	5.16%	5.16%

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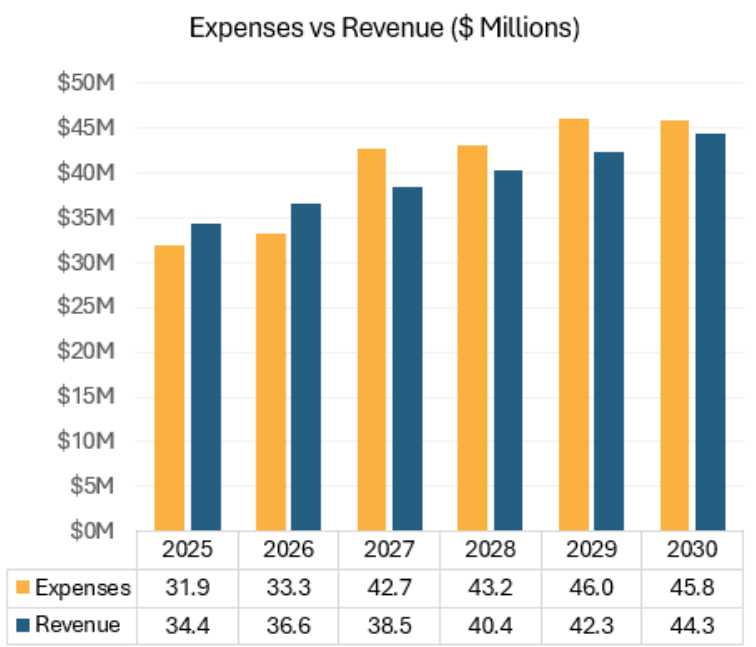
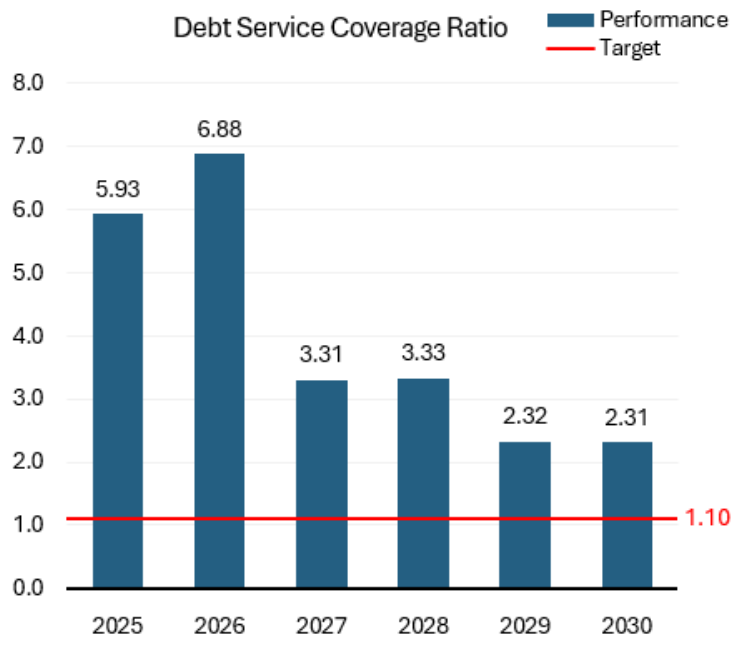
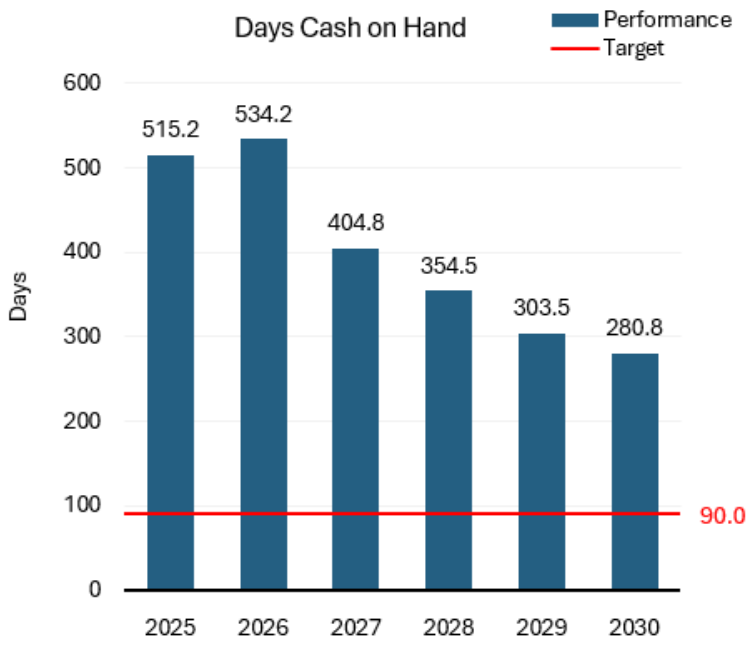
FINANCIAL PERFORMANCE UNDER PROJECTED RATES

- Key financial targets would be met under these projected rates for Scenario 1:



	2025	2026	2027	2028	2029	2030
Expenses	31.9	33.3	42.7	43.2	46.0	45.8
Revenue	34.4	36.6	38.5	40.4	42.3	44.3





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PROJECTED RATE CHANGES

Annual change in water & sewer rates

Scenario 2 – higher increases in sewer rates to balance net position

- The rate increases needed to meet these targets were identified as 3.5% in FY 2026-2030 for water and 6.5% for wastewater in FY 2026-2030.

Baseline Rate Increases

	2026	2027	2028	2029	2030
Water	3.50%	3.50%	3.50%	3.50%	3.50%
Sewer	6.50%	6.50%	6.50%	6.50%	6.50%

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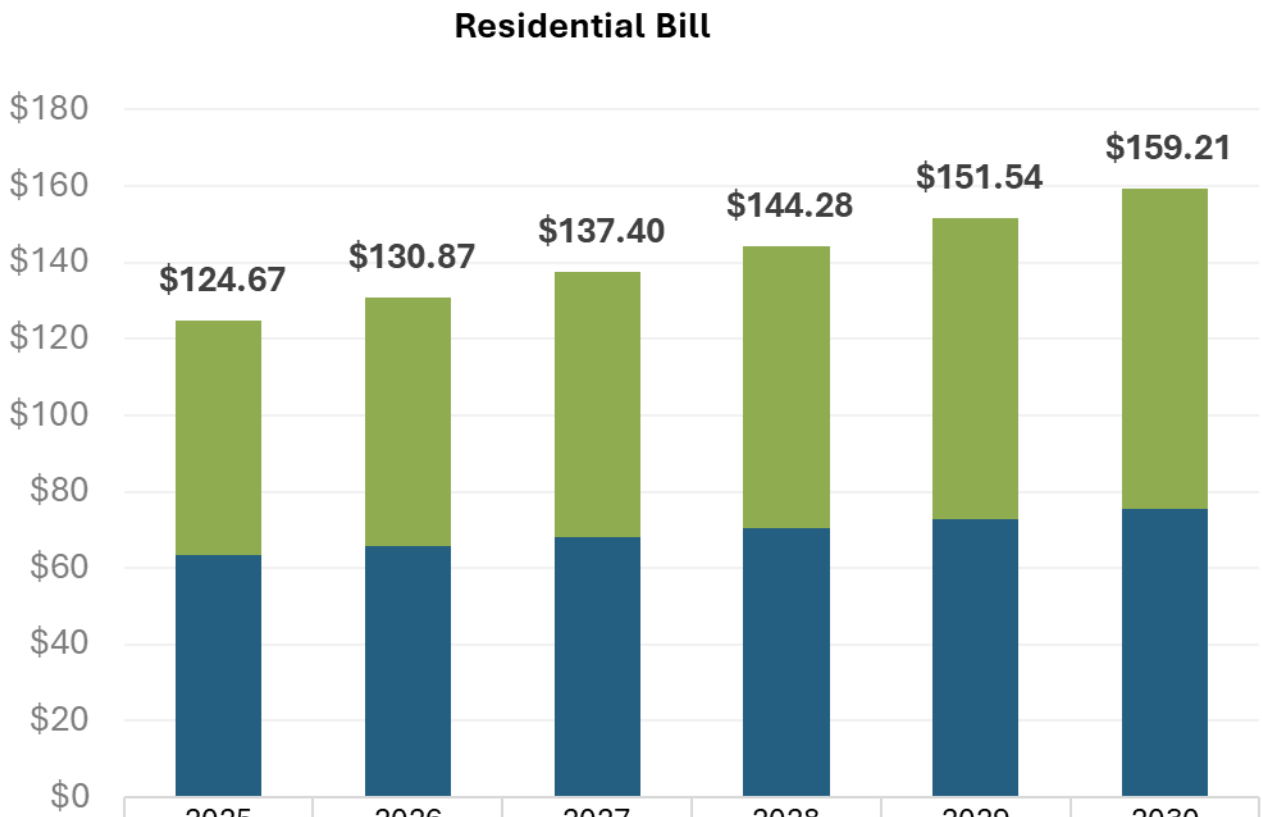
RESIDENTIAL BILL IMPACT

Impact of projected rates on a typical Residential customer (7,000 gal. water use, flat sewer rate)

Scenario 2



	2025	2026	2027	2028	2029	2030
Wastewater	$61.10	$65.07	$69.30	$73.80	$78.60	$83.71
Water	$63.57	$65.80	$68.10	$70.48	$72.94	$75.50
Total Bill	$124.67	$130.87	$137.40	$144.28	$151.54	$159.21
Change in Bill ($)		$6.20	$6.53	$6.88	$7.26	$7.67
Change in Bill (%)		4.97%	4.99%	5.01%	5.03%	5.06%

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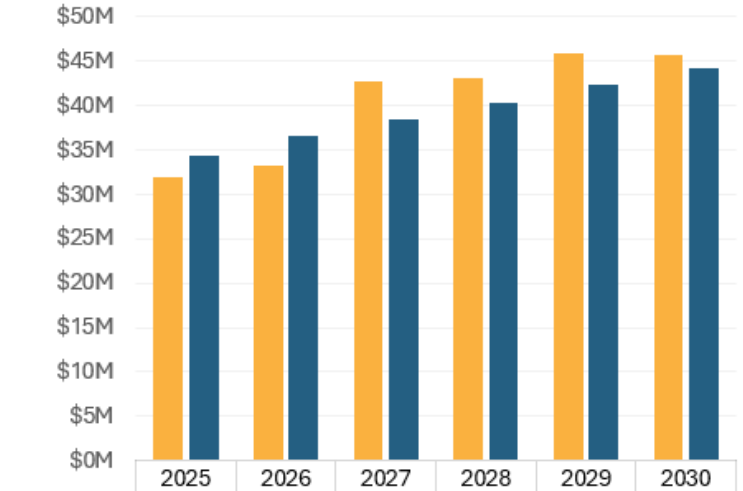
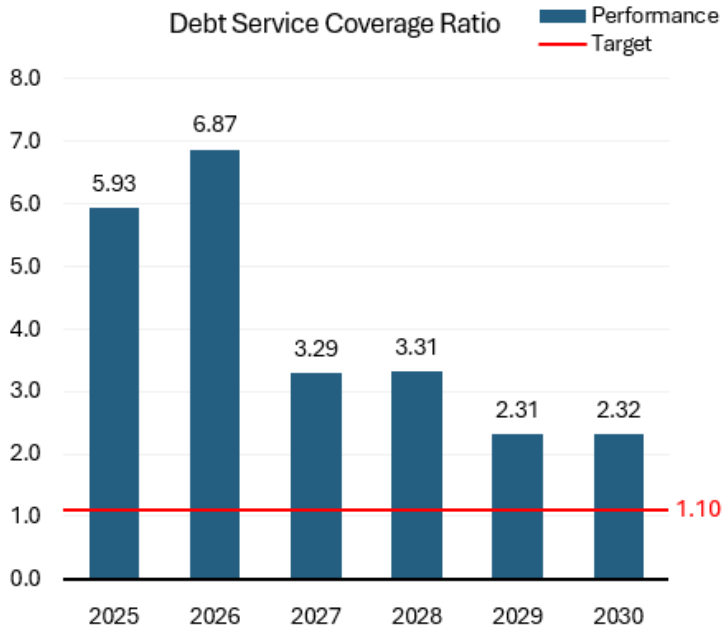
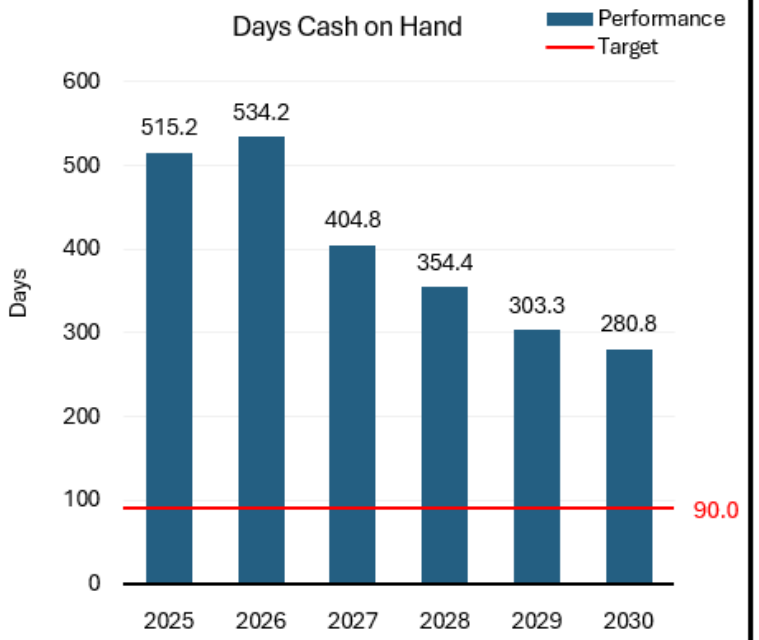
FINANCIAL PERFORMANCE UNDER PROJECTED RATES

- Key financial targets would be met under these projected rates under Scenario 2:



	2025	2026	2027	2028	2029	2030
Expenses	31.9	33.2	42.7	43.1	45.9	45.8
Revenue	34.4	36.6	38.5	40.3	42.2	44.3





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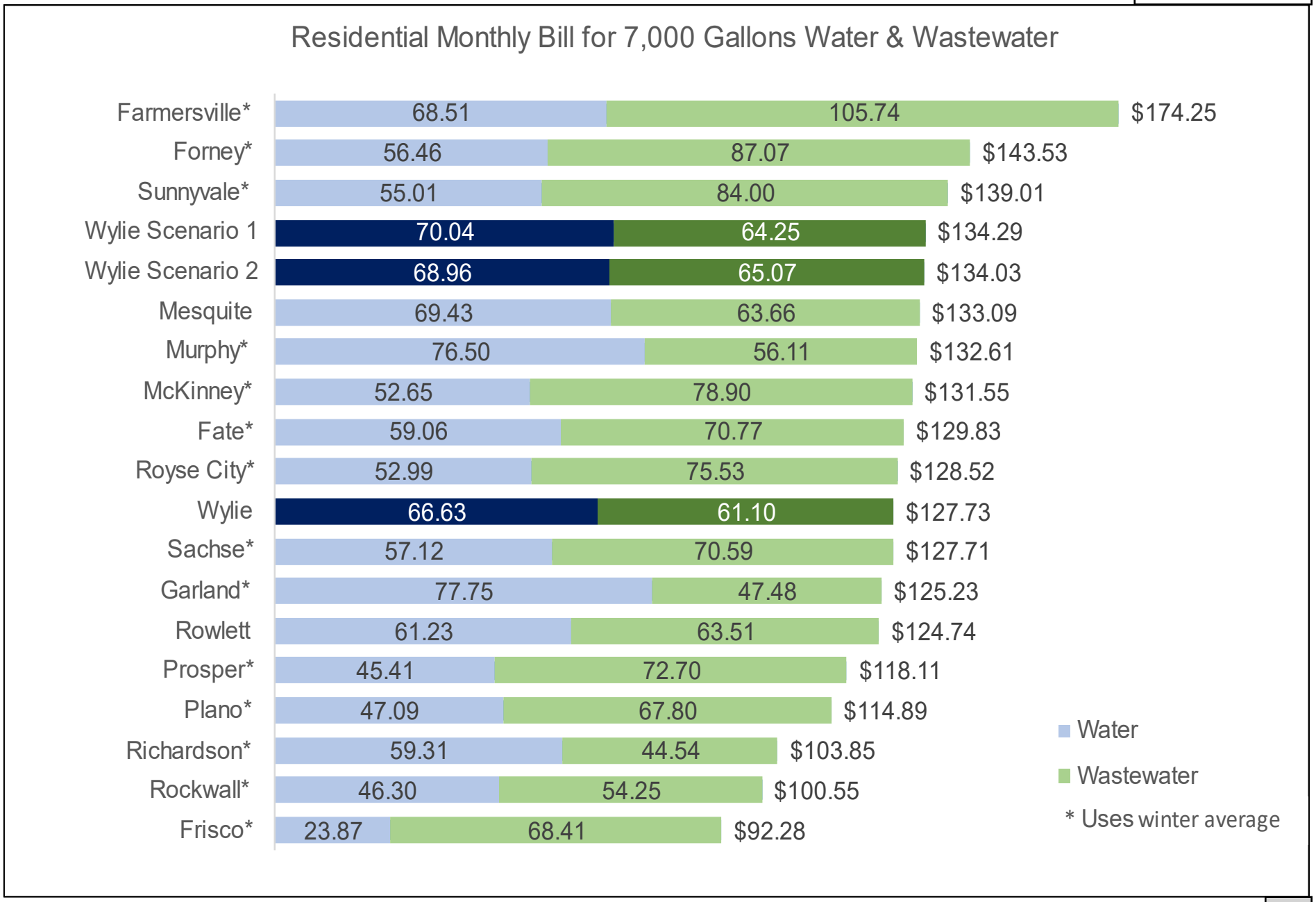
BILL COMPARISON

Bill for typical household with 7,000 gallons of water and flat wastewater rate



Bill comparisons are based on publicly available data and NewGen's understanding and interpretation of this data (compiled in May 2025).

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NEXT STEPS

- Council consideration, direction and possibly action on FY 2026 rates
- New rates would be implemented October 1st
- Longer term: continue to review water and sewer rate plan and update as necessary, particularly following changes to wholesale water and sewer costs

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QUESTIONS AND DISCUSSION

NEWGEN STRATEGIES AND SOLUTIONS
275 W. CAMPBELL ROAD, SUITE 440
RICHARDSON, TEXAS 75080

MATTHEW GARRETT, PARTNER
(972) 675-7699
MGARRETT@NEWGENSTRATEGIES.NET

Wylie City Council

AGENDA REPORT

Department: Finance

Account Code:

Prepared By: Melissa Brown

Subject

Discuss Fiscal Year 2025-26 budget - All funds

Recommendation

Discussion.

Discussion

Discuss Fiscal Year 2025-26 budget - All funds.

Budget Work Session Fiscal Year 2025-2026

July 22, 2025

Carry Forward Items

Fund	Dept.	Description	Amount
100	Police	BearCat G2 Fully-Armored Tactical Vehicle, F550	317,939
100	Streets	2023 TXDOT HSIP FM 544 program signals and lights	107,970
100	Streets	McCreary/Hensley signal design	12,938
100	Streets	Sachse/Creek Crossing signal design	2,770
100	Streets	Fleet Maintenance Software	23,931
100	Streets	New Dump, Truck Southwest International Trucks, Inc.	127,208
100	Streets	Stormwater Management Plan/SOP	16,895
100	Streets	Year 2 of PCI	74,405
100	Streets	Vehicle Emergency Light Accessories	3,500
100	Combined Services	Vehicle Emergency Light Accessories	9,400
100	Combined Services	Hail Damage Vehicle Repair	369,503
100	Animal Services	Vehicle Equipment	9,100
100	Animal Services	Cattery Kennels	20,588
100	Fire	Parts and Labor for fleet upfitting Unit #512	18,201
100	Fire	Parts and Labor for fleet upfitting Unit #521	13,211
100	Fire	Unit #376 oil leak repairs and oil pan replacement	7,604
100	Fire	Pump and CAFS Testing	6,393
100	EMS	LifePak 35	71,709
100	Communications	911 Recording system	114,252
100	Communications	AIS Server for Recording System	101,066
100	Communications	Parts and Labor for fleet upfitting	11,000
100	Communications	Replacement Headset Base Stations	1,001
100	Library	Library Shelving	6,380
		Total General Fund	**1,446,964**

Carry Forward Items (cont.)

112	4B Parks	Plans - Feasibility Study for Service Center	75,000
112	4B Parks	Plans - Outdoor Restroom/Pavilion BH	21,000
112	4B Parks	Construction - Community Park South Parking	300,000
112	4B Parks	Pickleball Court Shade	575,000
112	4B Parks	Pickleball Court Lighting	59,219
112	4B Parks	Construction - Outdoor Restroom/Pavilion BH	300,000
112	4B Parks	Plans - Founder's Parking	176,500
112	4B Parks	Plans - Community Park Parking	143,500
112	4B Parks	Plans - Braddock Park Conceptual	44,000
		Total 4B Parks	**1,694,219**
611	Engineering	Dogwood Drive water line	40,337
611	Engineering	Stormwater Fee	27,247
611	Utility Admin	Woodbridge/Hensley signal design	9,380
611	Wastewater	Vehicle Emergency Light Accessories	3,500
611	Wastewater	SCADA Upgrades	20,000
611	Water	Vehicle Emergency Light Accessories	3,500
611	Water	Vehicle Emergency Light Accessories	3,500
611	Water	Total Chlorine Analyzers	68,000
611	Water	SCADA Upgrades	70,000
		Total Utility Fund	**245,464**
121	Parks A&I	Murphy-Wylie Trail Connection	35,000

Proposed General Fund Revenue Assumptions

Certified Total Estimated Value as of April 30: $8,090,102,533

Certified Estimated Value of New Construction as of April 30: $184,305,381 (equates to $1,011,953 in revenue)

Proposed Sales Tax Revenue is an 8% increase over FY 2025 Budgeted/Projected (6-month actuals at 50%)

Assumes an estimated voter approval rate of .549063 which includes the 3.5% revenue cap

Includes $1.8 million for EMS revenue

Projecting a 5% increase for trash revenue

Items Included in Proposed Base Budget

	Amount
5% increase in health insurance	$229,473
3% average merit increase for General Employees (effective January 2026)	$328,991
Public Safety step increase	$266,168
Total General Fund	**$824,632**
5% increase in health insurance	$21,994
3% average merit increase for General Employees (effective January 2026)	$82,289
Total 4B Sales Tax	**$104,283**
5% increase in health insurance	$32,676
3% average merit increase for General Employees (effective January 2026)	$93,042
Total Utility Fund	**$125,718**

Factors To Consider

$14,000,000 issuance of 2021 bonds - estimated 1.4 cent increase to the tax rate in 2027

$6.6 million issuance of PPFCOs - estimated 1.06 increase to the tax rate in 2027

Stormwater Fee Fund

Recommending no draw down of General Fund Fund Balance

Utility Fund Water Rate Study in Process

General Fund Summary

Estimated Beginning Fund Balance - 10/01/25	**$ 23,329,322** (a)
Proposed Revenues FY26 (@ .549063)	68,210,199
Proposed Expenditures Base Budget FY26	(66,946,799)
Recommended Requests (Recurring Expense)	(725,615)
New/Replacement Equipment (One-Time Uses)	(537,785)
Use of Fund Balance	0
Carry Forward Items	$ (1,446,964) (b)
Estimated Ending Fund Balance 09/30/26	$ 21,882,358 (c)

a) Assumes 2% of expenditures unspent in FY 2025

b) Carry Forward items moved from 2025 to 2026 budget

c) Estimated Ending Fund Balance is 32% of expenditures

New Recommendations - General Fund

Dept	Description	Amount
	Personnel (Recurring)	
5113 - City Secretary	Administrative Assistant (Records Management)	66,435
5132 - Facilities	Custodian	56,704
5155 - Information Technology	IT Specialist - Public Safety	80,178
5211 - Police	Crossing Guards x 2	18,160
5211 - Police	Police Officers x 2	251,329
5211 - Police	Upgrade Bailiff to Warrant Officer	86,666
5231 - Fire	Part Time Fire Inspectors (2)	99,724
5241 - Emer Communications	Dispatch Supervisor - Potential Funding from Interlocal Agreement	-
5241 - Emer Communications	Dispatcher - Potential Funding from Interlocal Agreement	-
5411 - Streets	Equipment Operator I	66,419
	Total	**$ 725,615**
	New/Replacement Equipment (One-Time Uses)	
Various	Recommended Personnel one time expenses (Equipment, uniforms etc.)	62,835
5211 - Police	2 Replacement Tahoes & 1 CID Vehicle	243,300
5211 - Police	New Patrol Tahoe connected to Police Officers	119,650
5251 - Animal Control	Animal Services Vehicle Replacement	107,500
5551 - Library	Interlibrary Loan Service	4,500
	Total	**$ 537,785**
	Total Recommendations	**$ 1,263,400**

PPFCO Recommendations

Dept	Description	Amount
Fire	Quint	2,500,000
EMS	Ambulance	645,000
EMS	Lifepak Heart Monitors	300,000
Emer Communications	Replacement Radio Consoles	900,000
Streets	Opticom/Detection Upgrade	900,000
Streets	Dump Truck 4 Yard	111,000
Streets	Traffic Cabinet Standardization	800,000
Streets	School Zone Flashing Lights	500,000
		6,656,000

Utility Fund Summary

Estimated Beginning Fund Balance - 10/01/25	**$ 31,305,442**	
Proposed Revenues FY26	35,187,011	(a)
Proposed Expenditures Base Budget FY26	(33,718,609)	
Recommended Requests (Recurring Expense)	(158,316)	
New/Replacement Equipment (One-Time Uses)	(555,000)	
Carry Forward Items	$ (245,464)	(b)
Estimated Ending Fund Balance 09/30/26	$ 31,815,064	(c)

a) Assumes 5% water rate increase and 5.5% sewer rate increase per the 2023 rate study. Currently updating water rate study.

b) Carry Forward items moved from 2025 to 2026 budget

c) Policy requirement is 90 days of operating expenditures. Estimated Ending Fund Balance is 337 days

New Recommendations - Utility Fund

Dept	Description	Amount
	Personnel (Recurring)	
5712 - Utilities - Water	Fleet Maintenance Technician	73,405
5713 - City Engineer	Engineering Inspector	84,911
	Total	**$ 158,316**
	New/Replacement Equipment (One-Time Uses)	
5712 - Utilities - Water	1 Ton Utility Truck	84,000
5712 - Utilities - Water	Diamond Wire Pipe Cutter	21,000
5712 - Utilities - Water	Utility Trailers 83-inch x 16 ft.	30,000
5713 - City Engineer	Engineering Inspector Vehicle	70,000
5713 - City Engineer	Project Management Software	33,000
5714 - Utilities - Sewer	1 Ton Utility Truck	81,000
5714 - Utilities - Sewer	3/4 Ton Utility Truck	71,000
5714 - Utilities - Sewer	6YD Dump Truck	165,000
	Total	**$ 555,000**
	Total Recommendations	**$ 713,316**

4B Sales Tax Fund Summary

Estimated Beginning Fund Balance - 10/01/25	**$ 4,729,629**	
Proposed Revenues FY26	6,639,138	(a)
Proposed Expenditures Base Budget FY26	(5,893,442)	
Recommended Requests (Recurring Expense)	(117,744)	
New/Replacement Equipment (One-Time Uses)	(319,350)	
Carry Forward Items	$ (1,694,219)	(b)
Estimated Ending Fund Balance 09/30/26	$ 3,344,012	(c)

a) Total includes sales tax revenue and service fee revenues from the Recreation Center

b) Carry Forward items moved from 2025 to 2026 budget

c) Policy requirement is 25% of budgeted sales tax revenue ($5,389,434 X 25% = $1,347,359)

New Recommendations - 4B Sales Tax Fund

Dept	Description	Amount
	Personnel (Recurring)	
5613 - 4B Senior Activities	Upgrade GSS (B) CPC	39,248
5625 - 4B Recreation Center	Upgrade GSS (C) WR FD	39,248
5625 - 4B Recreation Center	Upgrade GSS (D) WRC FD	39,248
	Total	**$ 117,744**
	New/Replacement Equipment (One-Time Uses)	
5613 - 4B Senior Activities	CPC Commercial Refrigerator/Freezer Combo	15,000
5613 - 4B Senior Activities	New Ford Transit (C) CPC	80,000
5614 - 4B Parks	Replace Infield Machine Parks and Athletics	45,000
5614 - 4B Parks	Replace Playground Creekside South	85,000
5614 - 4B Parks	Replace Playground Southbrook Park	70,000
5614 - 4B Parks	Replace Zero Turn Mower Parks and Athletics	15,000
5625 - 4B Recreation Center	Gym Wall Padding	9,350
	Total Equipment and One Time Uses	**$ 319,350**
	Total Requests	**$ 437,094**

WYLIE ECONOMIC DEVELOPMENT CORPORATION

The Wylie citizens, as authorized by the Texas State Legislature, created the Wylie Economic Development Corporation (WEDC) via the passage of a half-cent sales tax increase in 1990. Funds received by the WEDC are used solely to enhance and promote economic development within the Wylie community.

STAFFING	BUDGET 2022-2023	BUDGET 2023-2024	BUDGET 2024-2025	BUDGET 2025-2026
Executive Director	1	1	1	1
Assistant Director		1	1	1
BRE Director	1	1	1	1
Office Manager		1	1	1
Research Analyst			1	1
Econ Dev Coordinator				1
Administrative Assistant	*1*	*1*		
Senior Assistant	*1*			
Mkt & Comms Coordinator		*0.5*		
TOTAL	4	5.5	5	6

The primary objectives of the WEDC are to increase local employment opportunities while enhancing and diversifying the City of Wylie's tax base. The WEDC currently employs five full-time professional staff members who report directly to the Executive Director, and the Director reports to a 5-member Board of Directors appointed by the Wylie City Council. Ex-Officio Members of the Board include the sitting Mayor and current City Manager. Meetings typically occur on the third Wednesday of each month at 7:30 a.m. and on an as-needed basis at the WEDC's office located at 250 S. Highway 78.

The Wylie City Council provides oversight of the WEDC via approval of Bylaws, appointment of Board Members, approval of annual budgets, review of monthly expenditures, and project approval. The City of Wylie Finance Department processes all financial functions of the WEDC and coordinates an annual Financial Audit by an independent, third-party firm.

WEDC Board of Directors	Current Appointment	Term Expires
Demond Dawkins, President	06/2024	06/2027
Blake Brininstool, Vice President	06/2024	06/2027
Harold Smith, Secretary	06/2024	06/2026
Alan Dayton	06/2025	06/2028
Melisa Whitehead, Immediate Past President	06/2025	06/2028

Budget Overview FY 2025-2026

Department Executive Summary
Wylie EDC

FY 2026 Budget Notes

Notable increases/decreases from FY 2026 base budget:

For FY26, the WEDC estimates $13,998,431 in available resources, which includes a beginning fund balance of $5,677,884. Staff estimates the following WEDC Revenues: $5,389,434 in Sales Tax Receipts, $2,898,313 in proceeds from the Sale of WEDC-owned properties, $22,800 in Rental Income, and $10,000 in allocated interest earnings.

Expenses for FY26 are estimated at $10,314,213. Personnel Services increased from $666,499 to $776,716, and Incentives decreased from $1,741,250 to $1,510,000. Debt Service is projected to increase from $1,231,998 to $1,883,248 (with a proposed $7MM increase to debt service at the end of FY25), and the WEDC has an additional $1,000,000 in reserve for future land acquisition. As the City Council will recall in recent years, staff has reclassified the WEDC Expenses in Infrastructure Projects (Streets & Alleys) to Special Services. These expenses were once accounted for in Capital Outlay; however, since the WEDC does not maintain ownership of the street, alley, water, sewer, or natural gas lines, they have been moved to Special Services. The Special Services Account has been split into three sub-categories to more accurately track the taxable versus non-taxable nature of these expenses for reporting purposes, due to the Series 2022 Note in the amount of $8.1 million.

Notable Changes:

- Personnel Services: up from $666,499 to $776,716
    - Requesting one position in early FY26 for cross-training due to retirement.
- Special Services Real Estate: up from $71,000 to $221,000 due to site development (RBP)
- Special Services Infrastructure: down from $9,020,667 to $3,200,000
    - Includes Ballard/Oak/Jackson/Marble Downtown Striping/Parking, Alanis Water/Sewer improvements, RBP- Hooper/Steel Infrastructure, and Hwy 78 sidewalk from Marble to Oak.
- Engineering Services: up from $885,300 to $960,300
    - Includes General Engineering, RBP Construction Plans, Downtown Parking Design, Downtown Building Civils, Downtown Building Architectural, 544 Corridor Civils, Environmental, and Misc Surveys/Concepts.
- Debt Service: up from $1,231,998 to $1,883,249
    - Projected increase related to Executive Session discussions and Confidential Project.

Staff estimates the FY26 ending fund balance of $3,684,218.

Once approved by the WEDC Board of Directors on July 16th, the budget will come back to City Council for final approval at the July 22nd City Council Meeting.

Prepared by: Wylie EDC

City of Wylie
Fund Summary

Wylie Economic Development Corporation

Audited Wylie Economic Development Corp Ending Balance - 9/30/24	$ 13,379,271	
Projected '25 Revenues	15,007,597	
Available Funds	28,386,868	
Projected '25 Expenditures	(22,708,984)	
Estimated Ending Fund Balance 09/30/25	$ 5,677,884	
Estimated Beginning Fund Balance - 10/01/25	$ 5,677,884	
Proposed Revenues '26	8,320,547	a)
Proposed Expenditures '26	(10,314,213)	
Estimated Ending Fund Balance 9/20/26	$ 3,684,218	

a) Proposed Sales Tax is 8% higher than FY25 and includes $2.89MM in Gain/Loss Sale of Property.

FY2025-2026 WEDC Debt Service Detail
Proposed

Jarrard Loan #6088461 **$45,267.71**

(Payout Complete Dec FY 26-27; 120 Payments Total)

Payment No	Due Date	Interest	Principal	Total Payment	Principal Balance
106	10/22/2025	$169.75	$2,939.40	$3,109.15	$42,328.31
107	10/23/2025	$158.73	$2,950.42	$3,109.15	$39,377.89
108	10/24/2025	$147.67	$2,961.48	$3,109.15	$36,416.41
109	10/25/2025	$136.56	$2,972.59	$3,109.15	$33,443.82
110	10/26/2025	$125.41	$2,983.74	$3,109.15	$30,460.08
111	10/27/2025	$114.23	$2,994.92	$3,109.15	$27,465.16
112	10/28/2025	$102.99	$3,006.16	$3,109.15	$24,459.00
113	10/29/2025	$91.72	$3,017.43	$3,109.15	$21,441.57
114	10/30/2025	$80.41	$3,028.74	$3,109.15	$18,412.83
115	10/31/2025	$69.05	$3,040.10	$3,109.15	$15,372.73
116	11/1/2025	$57.65	$3,051.50	$3,109.15	$12,321.23
117	11/2/2025	$46.20	$3,062.95	$3,109.15	$9,258.28
		$1,300.37	**$36,009.43**	**$37,309.80**	

Government Capital Loan (Series 2021: No. 9624 Effective 10/5/21) **$6,930,208.06**

3.48%; 240 Payments; Maturity 10-5-41
(Loan is Eligible for Principal Reduction 11/2026)

Payment No	Due Date	Interest	Principal	Total Payment	Principal Balance
48	10/5/2025	$20,097.60	$26,842.25	$46,939.85	$6,903,365.81
49	11/5/2025	$20,019.76	$26,920.09	$46,939.85	$6,876,445.72
50	12/5/2025	$19,941.69	$26,998.16	$46,939.85	$6,849,447.56
51	1/5/2026	$19,863.40	$27,076.45	$46,939.85	$6,822,371.11
52	2/5/2026	$19,784.88	$27,154.97	$46,939.85	$6,795,216.14
53	3/5/2026	$19,706.13	$27,233.72	$46,939.85	$6,767,982.42
54	4/5/2026	$19,627.15	$27,312.70	$46,939.85	$6,740,669.72
55	5/5/2026	$19,547.94	$27,391.91	$46,939.85	$6,713,277.81
56	6/5/2026	$19,468.51	$27,471.34	$46,939.85	$6,685,806.47
57	7/5/2026	$19,388.84	$27,551.01	$46,939.85	$6,658,255.46
58	8/5/2026	$19,308.94	$27,630.91	$46,939.85	$6,630,624.55
59	9/5/2026	$19,228.81	$27,711.04	$46,939.85	$6,602,913.51
		$235,983.65	**$327,294.55**	**$563,278.20**	

Government Capital Loan (Series 2022: Effective 7/20/22) **$7,281,368.05**

4.8%; 240 Payments; Maturity 7-20-42
(Loan is Eligible for Principal Reduction 8/2027)

Payment No	Due Date	Interest	Principal	Total Payment	Principal Balance
39	10/20/2025	$29,125.47	$23,492.00	$52,617.47	$7,257,876.05
40	11/20/2025	$29,031.50	$23,585.97	$52,617.47	$7,234,290.08
41	12/20/2025	$28,937.16	$23,680.31	$52,617.47	$7,210,609.77
42	1/20/2026	$28,842.44	$23,775.03	$52,617.47	$7,186,834.74
43	2/20/2026	$28,747.34	$23,870.13	$52,617.47	$7,162,964.61
44	3/20/2026	$28,651.86	$23,965.61	$52,617.47	$7,138,999.00
45	4/20/2026	$28,556.00	$24,061.47	$52,617.47	$7,114,937.53
46	5/20/2026	$28,459.75	$24,157.72	$52,617.47	$7,090,779.81
47	6/20/2026	$28,363.12	$24,254.35	$52,617.47	$7,066,525.46
48	7/20/2026	$28,266.10	$24,351.37	$52,617.47	$7,042,174.09
49	8/20/2026	$28,168.70	$24,448.77	$52,617.47	$7,017,725.32
50	9/20/2026	$28,070.90	$24,546.57	$52,617.47	$6,993,178.75
		$343,220.34	$288,189.30	$631,409.64	

Proposed Debt Service (Series 2025) **$7,000,000**

Calculated at 7%; 240 Payments

Payment No	Due Date	Interest	Principal	Total Payment	Principal Balance
1	10/1/2025	$40,833.33	$13,437.60	$54,270.93	$6,986,562.40
2	11/1/2025	$40,754.95	$13,515.98	$54,270.93	$6,973,046.42
3	12/1/2025	$40,676.10	$13,594.83	$54,270.93	$6,959,451.59
4	1/1/2026	$40,596.80	$13,674.13	$54,270.93	$6,945,777.46
5	2/1/2026	$40,517.04	$13,753.89	$54,270.93	$6,932,023.57
6	3/1/2026	$40,436.80	$13,834.13	$54,270.93	$6,918,189.44
7	4/1/2026	$40,356.11	$13,914.82	$54,270.93	$6,904,274.62
8	5/1/2026	$40,274.94	$13,995.99	$54,270.93	$6,890,278.63
9	6/1/2026	$40,193.29	$14,077.64	$54,270.93	$6,876,200.99
10	7/1/2026	$40,111.17	$14,159.76	$54,270.93	$6,862,041.23
11	8/1/2026	$40,028.57	$14,242.36	$54,270.93	$6,847,798.87
12	9/1/2026	$39,945.49	$14,325.44	$54,270.93	$6,833,473.43
		$484,724.59	$166,526.57	$651,251.16	

Interest Total FY 25-26	**$1,065,228.95**
Principal Total FY 25-26	**$818,019.85**
Debt Service Total FY 25-26	**$1,883,248.80**
Total Principal Balance EOY 25-26	**$20,438,823.97**

FY 2025-2026 Revenues

Account	2024 Actual	2025 Budget	2025 YTD Actual	2026 Base Budget	2026 Base vs 2025 Base $	2026 Base vs 2025 Base %	2026 Proposed
Fund: 111 - WYLIE ECONOMIC DEVELOPMENT CORP	**$ (5,211,024)**	**$ (9,228,547)**	**$ (2,480,637)**	**$ (8,320,547)**	**$ 908,000**	**-9.84%**	**$ (8,320,547)**
Department: 4000 - REVENUES	**$ (5,211,024)**	**$ (9,228,547)**	**$ (2,480,637)**	**$ (8,320,547)**	**$ 908,000**	**-9.84%**	**$ (8,320,547)**
Category: 400 - Taxes	**$ (4,874,240)**	**$ (4,990,217)**	**$ (1,375,539)**	**$ (5,389,434)**	**$ (399,217)**	**8.00%**	**$ (5,389,434)**
Type: Revenue	**$ (4,874,240)**	**$ (4,990,217)**	**$ (1,375,539)**	**$ (5,389,434)**	**$ (399,217)**	**8.00%**	**$ (5,389,434)**
111-4000-40210 - SALES TAX	$ (4,874,240)	$ (4,990,217)	$ (1,375,539)	$ (5,389,434)	**$ (399,217)**	**8.00%**	$ (5,389,434)
Category: 430 - Intergovernmental	-	-	-	-	-	-	-
Type: Revenue	**-**	**-**	**-**	**-**	**-**	**-**	**-**
111-4000-43518 - 380 ECONOMIC AGREEMENTS	-	-	-	-	-	-	-
Category: 460 - Interest Income	**$ (526,633)**	**$ (112,000)**	**$ (175,004)**	**$ (10,000)**	**$ 102,000**	**-91.07%**	**$ (10,000)**
Type: Revenue	**$ (526,633)**	**$ (112,000)**	**$ (175,004)**	**$ (10,000)**	**$ 102,000**	**-91.07%**	**$ (10,000)**
111-4000-46110 - ALLOCATED INTEREST EARNINGS	$ (526,633)	$ (112,000)	$ (175,004)	$ (10,000)	**$ 102,000**	**-91.07%**	$ (10,000)
Category: 480 - Miscellaneous Income	**$ 189,849**	**$ (4,126,330)**	**$ (930,094)**	**$ (2,921,113)**	**$ 1,205,217**	**-29.21%**	**$ (2,921,113)**
Type: Revenue	**$ 189,849**	**$ (4,126,330)**	**$ (930,094)**	**$ (2,921,113)**	**$ 1,205,217**	**-29.21%**	**$ (2,921,113)**
111-4000-48110 - RENTAL INCOME	$ (31,581)	$ (4,800)	$ (4,100)	$ (22,800)	**$ (18,000)**	**375.00%**	$ (22,800)
111-4000-48410 - MISCELLANEOUS INCOME	$ (1,954)	-	$ (400)	-	-	-	-
111-4000-48430 - GAIN/(LOSS) SALE OF CAP ASSETS	$ 223,384	$ (4,121,530)	$ (925,594)	$ (2,898,313)	$ 1,223,217	-29.68%	$ (2,898,313)
	$ (5,211,024)	**$ (9,228,547)**	**$ (2,480,637)**	**$ (8,320,547)**	**$ 908,000**	**-9.84%**	**$ (8,320,547)**

FY 2025-2026 Expenses

Account	2024 Actual	2025 Budget	2025 Base Budget	2025 YTD Actual	2025 Projected	2026 Base Budget	2026 Base vs 2025 Base $	2026 Base vs 2025 Base %	2026 Proposed
Fund: 111 - WYLIE EDC	**$ 6,047,392**	**$15,277,656**	**$ 15,277,656**	**$ 4,353,683**	**$ 21,740,065**	**$ 10,314,213**	**$ (4,963,443)**	**-32.49%**	**$ 10,314,213**
Department: 5611 - DEVELOPMENT CORP	**$ 6,047,392**	**$15,277,656**	**$ 15,277,656**	**$ 4,353,683**	**$ 21,740,065**	**$ 10,314,213**	**$ (4,963,443)**	**-32.49%**	**$ 10,314,213**
Category: 510 - Personnel Services	**$ 585,446**	**$ 666,499**	**$ 666,499**	**$ 277,169**	**$ 698,920**	**$ 776,716**	**$ 110,217**	**16.54%**	**$ 776,716**
Category: 520 - Supplies	**$ 8,469**	**$ 8,300**	**$ 8,300**	**$ 2,242**	**$ 8,300**	**$ 8,300**	**-**	**-**	**$ 8,300**
Category: 540 - Materials for Maintenance	**$ 5,628**	**$ 10,150**	**$ 10,150**	**-**	**$ 10,150**	**$ 10,150**	**-**	**-**	**$ 10,150**
Category: 560 - Contractual Services	**$ 4,215,851**	**$12,389,715**	**$ 12,389,715**	**$ 3,513,999**	**$ 13,489,617**	**$ 6,635,798**	**$ (5,753,917)**	**-46.44%**	**$ 6,635,798**
Type: Expense	$ 4,215,851	$12,389,715	$ 12,389,715	$ 3,513,999	$ 13,489,617	$ 6,635,798	**$ (5,753,917)**	**-46.44%**	$ 6,635,798
111-5611-56030 - INCENTIVES	$ 1,256,000	$ 1,741,250	$ 1,741,250	$ 200,000	$ 941,250	$ 1,510,000	**$ (231,250)**	**-13.28%**	$ 1,510,000
111-5611-56040 - SPECIAL SERVICES	$ 26,180	$ 87,270	$ 87,270	$ 883	$ 92,270	$ 87,270	-	-	$ 87,270
111-5611-56041 - SPECIAL SERVICES-REAL ESTATE	$ 287,146	$ 71,000	$ 71,000	$ 6,411	$ 71,000	$ 221,000	**$ 150,000**	**211.27%**	$ 221,000
111-5611-56042 - SPECIAL SERVICES-INFRASTRUCTURE	$ 1,748,655	$ 9,020,667	$ 9,020,667	$ 2,992,343	$ 11,615,144	$ 3,200,000	**$ (5,820,667)**	**-64.53%**	$ 3,200,000
111-5611-56080 - ADVERTISING	$ 121,585	$ 226,125	$ 226,125	$ 93,125	$ 30,050	$ 276,125	**$ 50,000**	**22.11%**	$ 276,125
111-5611-56090 - COMMUNITY DEVELOPMENT	$ 57,193	$ 74,450	$ 74,450	$ 20,488	$ 74,450	$ 74,450	-	-	$ 74,450
111-5611-56110 - COMMUNICATIONS	$ 5,923	$ 7,900	$ 7,900	$ 2,074	$ 7,900	$ 7,900	-	-	$ 7,900
111-5611-56180 - RENTAL	$ 24,750	$ 27,000	$ 27,000	$ 15,750	$ 27,000	$ 50,000	**$ 23,000**	**85.19%**	$ 50,000
111-5611-56210 - TRAVEL & TRAINING	$ 65,406	$ 95,500	$ 95,500	$ 29,391	$ 95,500	$ 95,500	-	-	$ 95,500
111-5611-56250 - DUES & SUBSCRIPTIONS	$ 68,591	$ 91,053	$ 91,053	$ 59,667	$ 91,053	$ 91,053	-	-	$ 91,053
111-5611-56310 - INSURANCE	$ 5,653	$ 6,800	$ 6,800	$ 5,817	$ 6,800	$ 6,800	-	-	$ 6,800
111-5611-56510 - AUDIT & LEGAL SERVICES	$ 35,820	$ 53,000	$ 53,000	$ 12,057	$ 53,000	$ 53,000	-	-	$ 53,000
111-5611-56570 - ENGINEERING/ARCHITECTURAL	$ 510,449	$ 885,300	$ 885,300	$ 75,207	$ 381,800	$ 960,300	**$ 75,000**	**8.47%**	$ 960,300
111-5611-56610 - UTILITIES-ELECTRIC	$ 2,500	$ 2,400	$ 2,400	$ 786	$ 2,400	$ 2,400	**$ -**	**0.00%**	$ 2,400
Category: 570 - Debt Service & Capital Replacement	**$ 1,231,998**	**$ 1,231,998**	**$ 1,231,998**	**$ 560,273**	**$ 1,231,998**	**$ 1,883,249**	**$ 651,251**	**52.86%**	**$ 1,883,249**
Category: 580 - Capital Outlay	**-**	**$ 1,000,000**	**$ 1,000,000**	**-**	**$ 7,000,000**	**$ 1,000,000**	**-**	**-**	**$ 1,000,000**
Type: Expense	-	$ 1,000,000	$ 1,000,000	-	$ 7,000,000	$ 1,000,000	-	-	$ 1,000,000
111-5611-58110 - LAND-PURCHASE PRICE	$ 7,079	$ 1,000,000	$ 1,000,000	-	$ 7,000,000	$ 1,000,000	-	-	$ 1,000,000
111-5611-58210 - STREETS & ALLEYS	-	-	-	-	-	-	-	-	-
111-5611-58830 - FURNITURE & FIXTURES	-	-	-	-	-	-	-	-	-
111-5611-58995 - CONTRA CAPITAL OUTLAY	$ (7,079)	-	-	-	-	-	-	-	-
	$ 6,047,392	**$15,306,662**	**$ 15,306,662**	**$ 4,353,683**	**$ 21,740,065**	**$ 10,314,213**	**$ (4,992,449)**	**-32.62%**	**$ 10,314,213**