



City of Hutto

Agenda

City Council Meeting

Thursday, August 21, 2025 at 7:00 PM

Council Chambers, City Hall – 500 W. Live Oak Street

1. CALL SESSION TO ORDER

2. ROLL CALL

3. INVOCATION

4. PLEDGE OF ALLEGIANCE

5. PROCLAMATIONS

- 5.1. National Emergency Management Awareness Month (Jake Isbell, Cassandra Edwards)
- 5.2. Senior Citizens Day (DEIB Commission)
- 5.3. National Thoughtfulness Day (Kristi Barnes)

6. CITY MANAGER COMMENTS

7. PUBLIC COMMENT

Please fill out required registration form before meeting. Public comment is limited to 3 minutes. City Council can not talk about any items not on the agenda per state law. Written comments for this meeting may also be sent to comments@huttotx.gov PRIOR to 4:00 pm on August 21, 2025. The email must include name, address, phone # and email to be recognized properly. Written comments will be provided to Council.

8. BOARDS AND COMMISSIONS

- 8.1. Consideration and possible action regarding possible appointments, re-appointments and/or removals to City Boards, Commissions, Task Forces, Economic Development Corporations, Local Government Corporations and Tax Increment Reinvestment Zone Boards, and Area Government appointments.
- 8.2. Consideration and possible action regarding recommendations or updates from City Council sub-committees (i.e. HISD, CIP, UDC, Public Safety, Co-Op).

9. PRESENTATIONS

- 9.1. Presentation and discussion related to the proposed Stromberg Public Improvement District and correlating development.
 - (a) Project proposal by the Development Planning and Financing Group. (Zach Crawford and Christian Villarreal).
 - (b) Proposed Public Improvement District financial overview and analysis. (Jim Sabonis)

10. CONSENT AGENDA ITEMS

- 10.1. Consideration and possible action on Resolution No. R-2025-194 authorizing the City Manager to execute an Individual Project Order (IPO) with 7 Arrows Land Development in the amount of \$350,000 for right-of-way professional services related to the Live Oak project (CIP T09-2023). (Matt Rector)

- 10.2. Consideration and possible action on Resolution No. R-2025-195 authorizing the City Manager to execute amendment No. 3 to the agreement for design services with Hejl, Lee & Associates, for a deduction in the amount of \$45,000 for the Live Oak project (CIP T09-2023). (Matt Rector)
- 10.3. Consideration and possible action on Resolution No. R-2025-196 related to approval of a change order to STR Constructors and authorizing the City Manager to execute the same for the Fritz Park Improvements project in the amount of \$80,684. (CIP P02-2023). (Matt Rector)
- 10.4. Consideration and possible action on Ordinance No. O-2025-029 accepting and approving an annual service plan update to the service and assessment plan and updated assessment rolls for the Co-Op Public Improvement District. (Alberta Barrett)
- 10.5. Consideration and possible action on Ordinance No. O-2025-030 accepting and approving an annual service plan update to the service and assessment plan and updated assessment rolls for the Cross Creek Public Improvement District. (Alberta Barrett)
- 10.6. Consideration and possible action on Ordinance No. O-2025-031 accepting and approving an annual service plan update to the service and assessment plan and updated assessment rolls for the Emory Crossing Public Improvement District. (Alberta Barrett)
- 10.7. Consideration and possible action on Ordinance No. O-2025-032 accepting and approving an annual service plan update to the service and assessment plan and updated assessment rolls for the Durango Farms Public Improvement District. (Alberta Barrett)
- 10.8. Consideration and possible action on Resolution No. R-2025-xxx approving the negotiated settlement between the Atmos Cities Steering Committee and Atmos Energy Corp., Mid-Tex Division regarding its 2025 Rate Review Mechanism filing. (Legal)
- 10.9. Consideration and possible action on Resolution No. R-2025-197 to approve an Economic Development Performance Agreement for Grant Funds from the Hutto Economic Development Corporation for Project Sprouts. (Cheney Gamboa)
- 10.10. Consideration and possible action related to staff's findings and recommendations on the drought contingency plan and the creation of a water conservation plan. (Mayor Snyder)
- 10.11. Consideration and possible action on acceptance of the July 2025 financial report (Alberta Barrett)
- 10.12. Consideration and possible action on approving the following City Council meeting minutes: August 7, 2025 Special Joint Meeting - City Council, River Creek Development Corporation and Cottonwood Development Corporation, August 7, 2025 Work Session, and August 7, 2025 Regular Meeting. (Laura Hallmark)

11. RESOLUTIONS

- 11.1. Receive a presentation and consider possible action on Resolution No. R-2025-198 regarding Medical Insurance Coverage 2025 RFP Analysis & Recommendations. (Irene Talioaga, Brett Bowers with HUB International)
- 11.2. Consideration and possible action on Resolution No. R-2025-199 to authorize renewal of the City's Blue Cross Blue Shield Contract for dental, vision, life, and disability program benefits for Fiscal Year 2026. (Irene Talioaga)
- 11.3. Consideration and possible action on Resolution No. R-2025-200 approving an

Interlocal Agreement with Harris County Department of Education to allow cooperative purchasing options for other medical care service options for City of Hutto employees and dependents. (Irene Talioaga and Kristiana Spencer)

- 11.4. Consideration and possible action on Resolution No. R-2025-201 directing the City Manager to approve an agreement with Next Level Prime for City of Hutto employees and dependents. (Irene Talioaga and Kristiana Spencer)

12. OTHER BUSINESS

- 12.1. Review and possible action on the Fiscal Year 2026 Proposed Budget.
- 12.2. Consideration and Possible Action on Reallocation of Unused July 4th Fireworks Display. (Jeff White)
- 12.3. Consideration and possible action authorizing the City Manager, or designee, under Park Ordinance 18.02.002(f), to review and approve permits for the launch of model rockets within designated City parks. (Mayor Snyder)
- 12.4. Discussion and possible action regarding the direction of a human resources (HR) audit for the City of Hutto. (Mayor Snyder)

13. EXECUTIVE SESSION

The City Council for the City of Hutto reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above as authorized by the Texas Government Code Sections 551.071 (Litigation/Consultation with Attorney), 551.072 (Deliberations regarding real property), 551.073 (Deliberations regarding gifts and donations), 551.074 (Deliberations regarding personnel matters) or 551.076 (Deliberations regarding deployment/implementation of security personnel or devices) and 551.087 (Deliberations regarding Economic Development negotiations).

- 13.1. Receive legal advice pursuant to Texas Government Code Sec. 551.071, (Consultation with Attorney), to deliberate and seek legal advice regarding the following legal matters: a) Williamson County Emergency Services District No. 3 Interlocal Sales Tax Sharing Agreement with the City of Hutto; and b) relating to the annexation of the Kirk Tract, provision of services pursuant to the Municipal Service Agreement; and agreement with Jonah Water Special Utility District for the provision of water to the Kirk Tract.
- 13.2. Receive legal advice pursuant to Texas Government Code Section 551.071 (Consultation with Attorney) and deliberate pursuant to Texas Government Code Section 551.087, (Deliberation Regarding Economic Development Negotiations) relating to: (a) Project Core; (b) Project Harvest; (c) Project Orchard; (d) Project Lake; (e) Second Amendment to First Amended and Restated Development Agreement between the City of Hutto and Peripheral Investments, LP. (Paradigm Metals); (f) Southside BBQ Incentive Agreement; and (g) Chapter 380 Economic Development Agreement for Project Sprouts.
- 13.3. Pursuant to Texas Government Code section 551.071 (Attorney Consultation) and section 551.072 (Real Estate) to deliberate and seek legal advice regarding resolutions authorizing the acquisition, including by use of eminent domain, if necessary, of real property interests as part of the Exchange Boulevard project (CIP T14-2024) - (79 Alpha District Development LLC PARCEL 4).
- 13.4. Pursuant to Texas Government Code Section 551.071 (Consultation with Attorney) and Section 551.072 (Real Estate), Deliberation and consideration of possible action on a Resolution authorizing the acquisition, including by use of eminent domain, if necessary, of real property interests as part of the CR 137 Project (CIP T05-2023): a) Hutto Big Home Holdings, LLC (Parcel 1); b) Breckenridge SFR Hutto LLC (Parcel 3.

14. ACTION RELATIVE TO EXECUTIVE SESSION

- 14.1. Consideration and possible action related to Executive Session agenda items, listed above.
- 14.2. Consideration and possible action on Resolutions authorizing the acquisition, including by use of eminent domain, if necessary, of real property interests as part of the Exchange BLVD project. (CIP T14-2024): a) 79 Alpha District Development LLC (Parcel 4).
- 14.3. Consideration and possible action on Resolutions authorizing the acquisition, including by use of eminent domain, if necessary, of real property interests as part of the CR 137 project. (CIP T05-2023): a) Hutto Big Home Holdings, LLC (Parcel 1); b) Breckenridge SFR Hutto LLC (Parcel 3).

15. CITY COUNCIL COMMENTS

Pursuant to Texas Government Code Sec. 551.0415, a member of the governing body may make an announcement about items of community interest during a meeting of the governing body without given notice of the subject of the announcement.

15.1. General Comments from City Council

15.2. Future Agenda Items

16. ADJOURNMENT

17. CERTIFICATION

I certify that this notice of the August 21, 2025 Hutto City Council meeting was posted in accordance with the Texas Open Meetings Act on the City of Hutto website (huttotx.gov) and the City Hall bulletin board (500 W. Live Oak Street) on August 15, 2025 before 5:30 P.M.


Laura Hallmark



The City of Hutto is committed to complying with the Americans with Disabilities Act. The Hutto City Council Chamber is wheelchair accessible. Request for reasonable special accommodations must be made 48 hours prior to the meeting. Please email the City Secretary's office at Laura.Hallmark@huttotx.gov or call (512) 759-4839 for assistance.