



**CITY OF CEDAR PARK
REGULAR SCHEDULED CITY COUNCIL MEETING
CEDAR PARK CITY HALL - COUNCIL CHAMBERS
450 CYPRESS CREEK ROAD, BUILDING FOUR
MARCH 12, 2026 AT 6:00 PM**

Jim Penniman-Morin, Mayor
Alexis Frezza, Council Place One
Mel Kirkland, Council Place Two
Anne Duffy, Council Place Three

Eric Boyce, Mayor Pro Tem
Kevin Harris, Council Place Five
Petri Darby, Council Place Six
Brenda Eivens, City Manager

Public Comment: Prior to the meeting, the public may submit a comment, electronically by filling out a Comment Card using a web-based device such as a computer, iPad, tablet, or smartphone. If you wish to speak in person, please use one of the Comment Card kiosks outside of Council Chambers. For more information on how to participate remotely please refer to the City's website at Public Comment.

*All electronic and printed materials to be presented at the Council Meeting must be submitted for cybersecurity and legal obscenity screening in accordance with City Policy. **Electronic material must be submitted by 12:00 p.m., day of meeting, and printed material must be submitted prior to the Call To Order.** Any electronic or printed material not submitted in accordance with the Policy, that poses a cybersecurity risk, or is legally obscene, will not be allowed. You may email the entire Council on any issue at Council@cedarparktexas.gov.*

AGENDA

A.1 CALL TO ORDER, QUORUM DETERMINED, MEETING DECLARED OPEN.

**I. EXECUTIVE SESSION
To Commence At 6:00 p.m.**

In accordance with Chapter 551, Government Code, the City Council will now convene in a Closed Executive Session pursuant to the following provisions of the Texas Open Meetings Act, Chapter 551, of the Texas Government Code:

An unscheduled Closed Executive Session may be called to discuss any item on this posted agenda provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.

- B.1 Section § 551.071 (2) Consultation With Attorney Regarding Matters In Which The Duty Of The Attorney To The Governmental Body Under The Texas Disciplinary Rules Of Professional Conduct Of The State Bar Of Texas Clearly Conflict With This Chapter:
 - a. Legal Issues Concerning The Lease Agreement Between The City Of Cedar Park And Texas Stars, LP, And Operation And Maintenance Of The HEB Center At Cedar Park.
 - b. Legal Issues Concerning The Community Development Performance Agreement, Economic Development Performance Agreement, And Lease Agreement For The Perfect Game Project.
 - c. Legal Issues Concerning The Meet And Confer Process, Ground Rules, And The Meet And Confer Agreement With The Cedar Park Police Association.
- B.2 Section § 551.072 Deliberation Concerning The Purchase, Exchange, Lease Or Value Of Real Property.
 - a. Acquisition Of Property For The Stormwater Master Plan.

The Council Reconvenes into Open Meeting.

II. OPEN MEETING
To Commence At 7:00 p.m.

- C.1 Invocation. (Duffy)
- C.2 Pledges Of Allegiance (U.S. and Texas).
- C.3 Presentation: A Proclamation Recognizing Ramadan And Eid al-Fitr, February 17 - March 19, 2026.
- C.4 Public Communications. (Regarding items not listed on this Agenda. Three Minutes each. Time may not be yielded/ transferred to another speaker. No deliberations with the Council. The Council may respond only with factual statements, recitation of existing policy, and requests for an item to be placed on a future Agenda.)
- C.5 City Manager Report: Update On The Cedar Park Merchandise Store - Dan Sousa, Asst. Director Of Communications And Engagement.
- C.6 City Manager Report: Fiscal Year 2026 First Quarter Financial And Investment Report - Erica Solis, Finance Director.

Consent Agenda

Pursuant to Council Rule 2.3, the City Council Consent Agenda consists of Agenda Items D, E, and F.

- D.1 Approval Of Minutes From The Special Called City Council Workshop On January 10, 2026.
- D.2 Receipt Of Minutes From The Planning And Zoning Commission Meeting On January 20, 2026.

An unscheduled Closed Executive Session may be called to discuss any item on this posted agenda provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.

- E.1 (2025-5-FLU) (Related To 2025-8-Z) Second Reading And Approval Of An Ordinance For A Future Land Use Plan Amendment For Approximately 25.91 Acres From Regional Office/Retail/Commercial (REG) To Industrial/Manufacturing (I/M) Located at 1199 Fire Lane. ***The Planning And Zoning Commission Voted 6-0 To Recommend Approval Of The Request.***
- E.2 (2025-8-Z) (Related To 2025-5-FLU) Second Reading And Approval Of An Ordinance To Rezone Approximately 25.91 Acres From General Business-Conditional Overlay (GB-CO) To Light Industrial-Conditional Overlay (LI-CO) Located At 1199 Fire Lane. ***The Planning And Zoning Commission Voted 6-0 To Recommend Approval Of Light Industrial-Conditional Overlay (LI-CO).***
- F.1 A Resolution Authorizing A One (1) Year Agreement With Sequel Data Systems, Inc. For VMware Subscription Renewal In A Total Amount Not To Exceed \$185,992.
- F.2 A Resolution Authorizing The 6th Amendment To The Lease Agreement With The Texas Stars And The Conveyance Of An Access And Temporary Construction Easement And License Agreements With 121 Acquisition Company, LLC To Accommodate The NFM Development.

Public Hearings

- G.1 (2026-1-SUP) First Reading And Public Hearing Of An Ordinance For A Special Use Permit (SUP) To Allow A Kennel Use On Approximately 2.38 Acres Located At 400 West Whitestone Boulevard. ***The Planning And Zoning Commission Voted 6-0 To Recommend Approval Of The Request.***

Regular Agenda (Non-Consent)

- H.1 Consideration For Appointment Of Liz Mikel To Place Seven On The Cedar Park Community Development (Type B) Board. (Penniman-Morin)
- H.2 Consideration For Reappointment Of Stephen Johnson To Place Five On The Cedar Park Community Development (Type B) Board. (Harris)
- H.3 Consideration For Appointment Of Sara Groff To Place Seven On The Planning And Zoning Commission. (Penniman-Morin)
- H.4 Consideration Of A Resolution Authorizing A Performance Based Economic Development Agreement Between The Economic Development Sales Tax Corporation Of Cedar Park And Headwater Capital Partners, LLC.
- H.5 Update On The Buttercup Creek Blvd./W Park St. Shared Use Path Feasibility Study.
- H.6 Consider Action, If Any, On Items Discussed In Executive Session.
- H.7 Mayor And Council Closing Comments.
- H.8 Adjournment.

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The above agenda schedule represents an estimate of the order for the indicated items and is subject to change at any time. All agenda items are subject to final action by the City Council. Separate agenda items may be combined and discussed together at the discretion of the Chair.

Any final action, decision, or vote on a matter deliberated in Closed Executive Session shall be made in an open meeting pursuant to the Texas Open Meetings Act, Chapter 551 of the Texas Government Code.

Certain information may be presented to and by the City Council, under the headings of "Public Communications", and "Council Comments" however, by law, the Council shall not discuss, deliberate or vote upon such matters except that a statement of specific factual information, a recitation of existing policy, and deliberations concerning the placing of the subject on a subsequent agenda may take place.

The City Attorney has approved the Executive Session Items on this agenda.

CERTIFICATION

I certify that the above notice of the Regular Scheduled City Council Meeting of the City of Cedar Park, Texas was posted on the bulletin board of the City of Cedar Park City Hall, 450 Cypress Creek Road, Building Four, Cedar Park, Texas. This notice was posted on:

Date Posted: MAR 6 2026 PM 12:58
Date Stamped (Month, Day, Year, AM/PM, Time)

The Cedar Park City Hall Council Chambers are wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretative services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (512) 401-5002 or FAX (512) 401-5003 for further information.



LeAnn M. Quinn, TRMC
City Secretary

Notice Removed: _____
Date Stamped (Month, Day, Year, AM/PM, Time)

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