



City of Hutto

Agenda

City Council Meeting

Thursday, September 17, 2026 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 Night Out - October 6th (Tawni Moody)

5.2. Hispanic Heritage Month (Diversity, Equity, Inclusion & Belonging Commission)

6. 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 September 17, 2026. The email must include name, address, phone # and email to be recognized properly. Written comments will be provided to Council.

7. BOARDS AND COMMISSIONS

7.1. 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.

7.1. Capital Area Council of Governments General Assembly - 2 positions for appointment.

7.2. Consideration and possible action regarding recommendations or updates from City Council sub-committees (i.e. HISD, Fire Safety, CIP, DEIB).

8. PUBLIC HEARINGS AND RELATED ACTION

8.1. Conduct a public hearing and consider possible action on Resolution No. R-2026-181 to create the Public Improvement District for Hutto Gateway (Legal).

8.2. Conduct a public hearing and consider possible action on Ordinance No. O-2026-046 amending Chapter 18, Article 18.02, Division 2, of the Code of Ordinances, After-School Recreation Program Standards of Care; adopting standards of care for the City's recreation programs for elementary-age children; and providing for: Findings of Fact, Enactment, Repealer, Severability, Effective Date, and Proper Notice & Meeting. (Jeff White)

9. CONSENT AGENDA ITEMS

9.1. Consideration and possible action on Resolution No. R-2026-182 authorizing the City Manager to execute a Master Services Agreement with Freese and Nichols, Inc. for third-party construction inspection services as one of the most qualified respondents to the City's RFQ. (Kate Moriarty)

9.2. Consideration and possible action on Ordinance No. O-2026-049 authorizing the notice

and publication of the Joint Public Hearing of the Planning and Zoning Commission and City Council to be held on October 15, 2026 at 7:00 p.m. to consider recommendations and possible action upon an ordinance repealing and replacing Article 16.02 of the Hutto City Code, the Unified Development Code of the City of Hutto, Texas. (Howard Koontz)

- 9.3. Consideration and possible action on Ordinance No. O-2026-047 amending the budget for fiscal year October 1, 2025 through September 30, 2026. (Alberta Barrett)
- 9.4. Consideration and possible action on Ordinance No. O-2026-048 adopting the FY 2027 fee schedule, Appendix A Fee Schedule. (Alberta Barrett)
- 9.5. Consideration and possible action on acceptance of the August 2026 financial report (Alberta Barrett)
- 9.6. Consider resolutions to submit to the TML Annual conference relating to allowing mixed beverage sales taxes to be included in Municipal Utility District Strategic Partnership Agreements; Amendments to Local Option Liquor state law to allow a city to call a Local Option Liquor Election; and beneficial amendments to state law relating to emergency services districts. (Legal)
- 9.7. Consideration and possible action on approving the following City Council meeting minutes: September 3, 2026 Work Session and September 3, 2026 Regular Meeting. (Laura Hallmark)

10. OTHER BUSINESS

- 10.1. Discussion and Possible Action on Outside Agency Funding Awards for FY 2027. (Alberta Barrett)
- 10.2. Discussion and possible action regarding direction to staff to develop clear development and building standards specific to data centers in Hutto, including but not limited to water and energy use, cooling systems, site design and footprint, landscaping and screening, noise, utility infrastructure and substations, and other appropriate development requirements. (Councilmember Zepeda)
- 10.3. Discussion and possible action regarding establishing clear and defined community benefits and expectations associated with data center development in Hutto, beyond property tax revenue, and applicable to data center projects regardless of whether a Special Use Permit is required. (Councilmember Zepeda)
- 10.4. Discussion and possible action on Fiscal Year 2027 Hotel Occupancy Tax (HOT) Funding Applications. (David Amsler)

11. 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).

- 11.1. Receive legal advice pursuant to Texas Government Code Sec. 551.071, (Consultation with Attorney), to deliberate and seek legal advice regarding: a) The proposed Hutto Gateway Development Agreement, including related provisions and/or agreements for a Public Improvement District; b) Settlement Agreement and Release between the City of Hutto, and Surveying And Mapping, LLC; c) Hotel Occupancy Tax funds to improve the amphitheater in Adam Orgain Park; d) Sales Tax Sharing Interlocal Agreements and proposed Interlocal Agreement for Fire Services with the Williamson County

Emergency Services District # 3; e) Termination of Flock Group Inc. Master Services Agreement.

- 11.2. Receive legal advice pursuant to Texas Government Code Section 551.071 (Consultation with Attorney) and deliberations pursuant to Texas Government Code Sections 551.072, (Real Property); 551.087 (Economic Development Negotiations) related to pending economic development projects being considered by the Hutto Economic Development Corporation or the City of Hutto, including but not limited to: (a) Project Core; (b) Project Cottonwood Properties; (c) Project Orchard; (d) Project Maestro; and (e) Project 106 East St.

12. ACTION RELATIVE TO EXECUTIVE SESSION

- 12.1. Consideration and possible action related to Executive Session agenda items, listed above.

13. 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.

13.1. General Comments from City Council

13.2. Future Agenda Items

14. ADJOURNMENT

15. CERTIFICATION

I certify that this notice of the September 17, 2026 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 September 11, 2026 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 CitySecretary@huttotx.gov or call (512) 759-4839 for assistance.