

**BURLESON CITY COUNCIL REGULAR MEETING
FEBRUARY 3, 2025
DRAFT MINUTES**

ROLL CALL

COUNCIL PRESENT:

Victoria Johnson
Phil Anderson
Alexa Boedeker
Chris Fletcher

Dan McClendon
Adam Russell

Staff present

Tommy Ludwig, City Manager
Harlan Jefferson, Deputy City Manager
Eric Oscarson, Deputy City Manager
Amanda Campos, City Secretary
Lisandra Leal, Assistant City Secretary
Allen Taylor, City Attorney

COUNCIL ABSENT:

Larry Scott

1. CALL TO ORDER –

Mayor Fletcher called the meeting to order. **Time: 5:34 p.m.**

Invocation – John Mark Tittsworth, Lead Pastor Alsbury Baptist Burleson

Pledge of Allegiance to the US Flag

Texas Pledge: *Honor the Texas Flag, I pledge allegiance to thee, Texas, one state under God; one and indivisible*

2. PUBLIC PRESENTATIONS

A. Proclamations

- None.

B. Presentations

- Recognizing Public Works staff. (Staff Contact: Errick Thompson, Director of Public Works)
- Recognizing Fire Department staff. (Staff Contact: Casey Davis, Fire Chief)
- Presentation of appreciation to City Councilmembers from Cana Church Women's Ministry.

C. Community Interest Items

- Council member Alexa Boedeker attended the Water for Texas 2025 Conference.
 - It was amazing and very enlightening.
 - It showed how great of a water department the city has.
 - Thank you to Errick Thompson, Director of Public Works, for his quick response to my questions during the conference.
- The Library will host a project prom and is currently accepting donations of gently used formal wear until February 14, 2025. .
- The Senior Center is requesting community feedback on creating a local Alzheimer Association Chapter. Join us for an interest meeting on Friday, February 7th at 1:00pm.

3. CHANGES TO POSTED AGENDA

A. Items to be continued or withdrawn

- None.

B. Items to be withdrawn from Consent Agenda for separate discussion or items to be added to the Consent Agenda.

- 7A withdrawn.

4. CITIZEN APPEARANCES

- Lonnie Freeman, 604 Daniel, spoke on the 2023 water report, thanked the police department for their part in shutting down human trafficking at massage parlors in Burleson and addressed Planet Fitness policy with transgender locker rooms.
- Bill Janusch, 117 NE Clinton St, came forward with concerns about a resident who addressed council at the previous city council meeting.

5. CONSENT AGENDA

A. Minutes from the January 21, 2025 regular council meeting. (*Staff Contact: Monica Solko, Deputy City Secretary*)

Motion made by Dan McClendon and seconded by Adam Russell to approve the consent agenda with item 5E subject to City Attorney approval.

Motion passed 6-0, with Larry Scott absent.

B. CSO#5727-02-2025, contract with DiVal Safety Equipment, Inc., for the purchase of self-contained breathing apparatuses (SCBA), Regulators, Mask, Cylinders, Rapid Intervention Packs, and applicable accessories through a cooperative purchasing agreement with The City of Frisco in the amount of \$195,000.00, distributed as \$65,000 annually with two optional one-year renewals. (*Staff Contact: Casey Davis Fire Chief*)

Motion made by Dan McClendon and seconded by Adam Russell to approve the consent agenda with item 5E subject to City Attorney approval.

Motion passed 6-0, with Larry Scott absent.

- C. CSO#5728-02-2025, minute order to formally reject bids for ITB 2025-004 for the purchase of chemicals for the Brick Indoor Pool, Outdoor Pool, and Splash Pad. (Staff Contact: Jen Basham, Director of Parks and Recreation)**

Motion made by Dan McClendon and seconded by Adam Russell to approve the consent agenda with item 5E subject to City Attorney approval.

Motion passed 6-0, with Larry Scott absent.

- D. CSO#5729-02-2025, resolution approving the termination of a chapter 380 and economic development and performance agreement for public and private improvements with the Tax Increment Financing Reinvestment Zone Number Two, the Burleson 4A Economic Development Corporation, and BTX Old Town, LLC (CSO#1625-12-2020) and authorizing the city manager to execute all documents necessary to terminate the agreement. (Staff Contact: Matt Ribitzki, Sr. Deputy City Attorney/Director of Legal Services)**

Motion made by Dan McClendon and seconded by Adam Russell to approve the consent agenda with item 5E subject to City Attorney approval.

Motion passed 6-0, with Larry Scott absent.

- E. CSO#5730-02-2025, Tax Abatement Agreement between the City of Burleson and Paris Baguette U.S.A., Inc., for a food manufacturing facility located in Highpoint Business Park in Tax Abatement Reinvestment Zone Number 010, City of Burleson. (Staff Contact: Alex Philips, Director of Economic Development)**

Motion made by Dan McClendon and seconded by Adam Russell to approve the consent agenda with item 5E subject to City Attorney approval.

Motion passed 6-0, with Larry Scott absent.

- F. CSO#5731-02-2025, resolution authorizing a \$2,000 sponsorship expense for the Burleson Character Council Luncheon. (Staff Contact: Janalea Hembree, Assistant to the City Manager)**

Motion made by Dan McClendon and seconded by Adam Russell to approve the consent agenda with item 5E subject to City Attorney approval.

Motion passed 6-0, with Larry Scott absent.

- G. CSO#5732-02-2025, resolution to ratify the appointment of chairperson and vice-chair person of the Animal Shelter Advisory Committee. (Staff Contact: Lisandra Leal, Assistant City Secretary)**

Motion made by Dan McClendon and seconded by Adam Russell to approve the consent agenda with item 5E subject to City Attorney approval.

Motion passed 6-0, with Larry Scott absent.

6. **RECESS INTO EXECUTIVE SESSION**

In accordance with Chapter 551 of the Texas Government Code, the City Council may convene in Executive Session in the City Council Workroom in City Hall to conduct a closed meeting to discuss any item listed on this Agenda. The City Council may reconvene into open session and take action on posted items.

A. Pending or contemplated litigation or to seek the advice of the City Attorney pursuant to Section 551.071, Texas Government Code

Motion was made by Dan McClendon and seconded by Adam Russell to convene into executive session. **Time: 6:16 p.m.**

Motion passed 6-0, with Larry Scott absent.

Motion was made by Adam Russel and seconded by Alexa Boedeker to reconvene into open session. **Time: 6:39 p.m.**

Motion passed 6-0, with Larry Scott absent.

8. **REPORTS AND PRESENTATIONS – MOVED ITEM 8A**

A. Receive a report, hold a discussion, and provide staff direction regarding proposed fees and service changes associated with the solid waste program. (Staff Contact: Richard Abernethy, Administrative Services Director)

Richard Abernethy, Administrative Services Director, presented the proposed fees and service changes associated with the solid waste program (Waste Connections) to the city council.

Discussion included future rate increases, liquidated damage clause, unusual accumulations collection, household hazardous waste collection (HHW) added to any collection option selected and keeping small weekly brush and monthly brush and bulk collections.

Residential Rate with Open Commercial Market

Option	Solid Waste	Recycling	Small Brush	Brush and Bulk
1) \$20.49 to WC Total \$24.23/\$25.31	2 x per week in bags Current Service	1 x per week in 65-gallon cart Current Service	1 x per week Current Service	1 x per month Current Service
2) \$25.61 to WC Total \$29.76/\$30.84	2 x per week in 95-gallon cart	1 x per week in 65-gallon cart	1 x per week	1 x per month
3) \$18.65 to WC Total \$22.24/\$23.32	1 x per week in 95-gallon cart	1 x per week in 95-gallon cart	1 x per week	1 x per month

Note: Price= without HHW/with HHW. Sales tax would apply.

Residential Rate with Closed Commercial Market

Option	Solid Waste	Recycling	Small Brush	Brush and Bulk
1) \$19.47 to WC Total \$23.13/\$24.21	2 x per week in bags Current Service	1 x per week in 65-gallon cart Current Service	1 x per week Current Service	1 x per month Current Service
2) \$17.31 to WC Total \$20.79/\$21.87	2 x per week in 95-gallon cart	1 x per week in 65-gallon cart	1 x per week	1 x per month
3) \$13.52 to WC Total \$16.70/\$17.78	1 x per week in 95-gallon cart	1 x per week in 95-gallon cart	1 x per week	1 x per month

Note: Price= without HHW/with HHW. Sales tax would apply.

City Attorney Allen Taylor Jr., left the dais at 6:56 p.m. and returned at 7:02 p.m.

Steve Kellar, Waste Management, 2209 Valleydale Dr., Arlington, came forward and spoke on the importance of recycling for both commercial and residential.

Philip Sanders, 900 Warbler Ct., came forward and spoke on the commercial side of waste management and was against a cart system.

Mark Tosiano, 1057 English Oak Dr., came forward and spoke in favor of a cart system for trash and recycling.

Abel Moreno, Waste Connections District Manager, 8044 Geranium Fort Worth, came forward and spoke on customer service Waste Connections provides to all its customers.

Jacklyn Jones, online speaker card, was in favor of staying with current trash service.

Bill Janusch, 117 NE Clinton St., came forward and inquired about the limit of roll off dumpsters.

After a brief discussion and questions, the Council directed staff to maintain the current solid waste program and submit a request for proposal (RFP) in 2029.

7. DEVELOPMENT APPLICATIONS

- A. CSO#5733-02-2025, ordinance for a zoning change request from “A”, Agriculture to “PD” Planned Development for a proposed hybrid flex business park with commercial uses located at 7430, 7350 and 7226 FM 1902 (Case 24-315). (First and Final Reading) (Staff Contact: Tony McIlwain, Development Services Director) (The Planning and Zoning Commission recommended disapproval 6 to 2) The applicant requested that this item be removed from consideration.**

Item 7A was withdrawn.

- B. CSO#5734-02-2025, ordinance for a zoning change request from “A” Agricultural to “C” Commercial district for a proposed tractor trailer repair and tire service center located at 3301 N CR 810 (Case 24-329). (First and Final Reading) (Staff Contact: Tony McIlwain, Development Services Director) (The Planning and Zoning Commission recommended approval 8 to 0)**

Tony McIlwain, Development Services Director, presented an ordinance to the city council.

Mayor Fletcher opened and continued the public hearing. **Time: 7:25 p.m.**

Mayor Fletcher closed the public hearing. **Time: 7:25 p.m.**

Motion made by Adam Russell and seconded by Alexa Boedeker to approve.

Motion passed 6-0, with Larry Scott absent.

- C. CSO#5735-02-2025, resolution for variances to Chapter 63, Sign Regulations, relating to type of sign and the setback of the proposed sign, allowing for the installation of a pole sign instead of the allowed monument sign and for the sign to be approximately eight feet six inches (8'6”) from the side property line instead of the required ten feet (10'), for Dairy Queen located at 1620 SW Wilshire Blvd (Case 24-365). (Staff Contact: Tony McIlwain, Development Services Director) (No Planning and Zoning Commission action was required for this item.) - TABLED**

Tony McIlwain, Development Services Director, presented a resolution to the city council.

Nathan Mayfield and Molly Brown, applicants, came forward to explain the request for variance is related to the placement of the sewer line. Installing a monument sign directly over the sewer line would result in significant costs for the business. If the city needs to perform work on the sewer line in the future, the business would be required to move the monument sign, incurring additional expenses.

Dan McClendon proposed the option of utilizing a split steel casing for the sign, which would allow the sewer line to remain exposed.

Philp Sanders, 900 Warbler Ct., came forward and spoke on material options to utilize for the sign.

Council tabled the item to a future meeting, allowing the applicant's time to review the options for a split steel casing sign.

8. REPORTS AND PRESENTATIONS

- A. Receive a report, hold a discussion, and provide staff direction regarding proposed fees and service changes associated with the solid waste program. (Staff Contact: Richard Abernethy, Administrative Services Director)**

Item 8A moved before Development Applications

- B. Receive a report, hold a discussion, and provide direction regarding the Equipment Replacement Fund (ERF) Policy, which is designed to provide financial stability to the purchase of vehicles and equipment. (Staff Contact: Harlan Jefferson, Deputy City Manager)**

Harlan Jefferson, Deputy City Manager, presented the Equipment Replacement Fund (ERF) Policy to the city council.

Discussion included status of equipment replacement funds, draft policy, review next steps and review future steps.

General Government Five-Year CIP Plan

GO Bond Projects	2025	2026	2027	2028	2029	Total
Neighborhood Street Rebuilds	\$750,000	\$750,000	\$261,876	\$3,347,953		\$5,109,830
Alsbury Ph. 2 -Hulen to CR1020 (Bridge)	\$5,646,260					\$5,646,260
Police Expansion	\$13,607,500	\$16,409,500				\$30,017,000
SH174 Widening (Schematic & Environmental)		\$750,000				\$750,000
Hulen at Wilshire Intersection	\$200,000	\$1,501,027				\$1,701,027
Hulen Widening (SH174 to Candler) (Design 4 Lanes; Build 2 Lanes)	\$1,800,000	\$6,003,653				\$7,803,653
Elk, Hillside, & FM731- Ped. & Int. Improvements		\$204,871	\$403,834			\$608,705
Fire Station #4			\$2,500,000		\$13,443,000	\$15,943,000
FM 1902 and CR 910 Pedestrian Mobility		\$300,000	\$1,189,901			\$1,489,901
Wilshire Blvd. (SH174) Construction Documents (Hulen to City Limits)			\$1,600,000			\$1,600,000
Fire Station #1						
Fire Station #1	\$1,100,000					\$1,100,000
Police Expansion	\$6,293,000					\$6,293,000
Alsbury Ph. 1B -Candler to Hulen Outside Lanes	\$2,815,444					\$2,815,444
Alsbury Ph. 2 -Hulen to CR1020 (Bridge)	\$2,116,276					\$2,116,276
HULEN 4-LANE EXPANSION (additional costs to GO Bond ST2502)	\$2,267,711	\$11,770,242				\$14,037,953
Elk, Hillside, & FM731- Ped. & Int. Improvements			\$705,749			\$705,749
Additional Pavement Rehab	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$5,000,000
Quiet Zone at Dobson Street and County Road 714			\$1,045,541			\$1,045,541
Village Creek Parkway Expansion (Tarrant Co. Bond 50% Match)	\$1,660,765					\$1,660,765
Two Fire Engines & Equipment	\$2,600,000					\$2,600,000
Eight Storm Sirens	\$350,000					\$350,000
Two New Ambulances		\$1,326,000				\$1,326,000
One Replacement Sweet Sweeper		\$325,000				\$325,000
Four Replacement Ambulances				\$2,652,000		\$2,652,000
One New Ladder Truck					\$2,438,197	\$2,438,197
One New Brush Truck					\$367,332	\$367,332
One Replacement BearCat					\$350,000	\$350,000
Total all funding sources						
	\$42,206,956	\$42,012,366	\$8,706,901	\$6,999,953	\$17,598,529	\$117,524,705

Water & Sewer Five-Year CIP Plan

Water Projects	2025	2026	2027	2028	2029	Total
Waterline Rehabilitation		\$350,000	\$2,500,000	\$350,000	\$2,500,000	\$5,700,000
Industrial Blvd Pump Station Expansion & Alsbury Pump Station Decommission	\$15,913,678					\$15,913,678
12" Willow Creek Waterline Looping	\$837,619					\$837,619
Hulen Ground Storage Tank Rehabilitation		\$1,506,557				\$1,506,557
8" Village Creek and 8" CR 715 Water Line Looping	\$1,177,838					\$1,177,838
Service Center Detention						\$0
Mountain Valley EST and GST Demolition		\$84,395	\$752,333			\$836,728
16" Hulen Street Waterline	\$464,889	\$5,853,180				\$6,318,069
12" Waterline Loop for Mountain Valley	\$410,248	\$1,072,813				\$1,483,061
Offsite Water Supply from Fort Worth	\$2,193,995	\$13,486,298				\$15,680,293
New AMI / AMI Implementation	\$4,500,000					\$4,500,000
Hulen Pump Station Expansion			\$391,255	\$2,804,349		\$3,195,604
New Mountain Valley 0.75 MG EST			\$475,000	\$3,200,000		\$3,675,000
New 2023 W Masterplan Projects for Design			\$775,000	\$1,300,000		\$2,075,000
New 2023 W Masterplan Projects for Construction				\$3,300,000	\$3,500,000	\$6,800,000
Turkey Peak Elevated Storage Tank Rehabilitation			\$200,211	\$1,437,171		\$1,637,382
Hidden Creek Pkwy Tank Rehab			\$499,993			\$499,993
12" Water Line from Wilshire to John Jones (Future Hulen)				\$256,361	\$1,068,516	\$1,324,877
TOTAL	\$25,498,267	\$22,353,243	\$5,593,792	\$12,647,881	\$7,068,516	\$73,161,699

Sewer Projects	2025	2026	2027	2028	2029	Total
Sewer Line Rehabilitation		\$500,000	\$3,500,000	\$500,000	\$3,500,000	\$8,000,000
Trunk Relief Line (Town Creek Basin Parallel Buildout Interceptors)	\$344,794	\$20,178,034				\$20,522,828
Lift Station Rehabilitations						\$0
SE Tarrant Sewer Erosion Control (aka Sewer Line Protection- Booger Creek Imp.)						\$0
Sewer Line Easement Acquisition- Mockingbird to CR913						\$0
New AMI / AMI Implementation	\$3,000,000					\$3,000,000
New 2023 W Masterplan Projects for Design		\$950,000	\$1,600,000	\$1,300,000		\$3,850,000
New 2023 W Masterplan Projects for Construction			\$5,500,000	\$3,500,000	\$7,350,000	\$16,350,000
Parkview Dr Sewer Upsizing to 10"	\$139,285	\$1,000,558	\$0			\$1,139,843
12" Wastewater line Replacement in Village Creek Basin (Golf Course)	\$178,491	\$1,281,348				\$1,459,839
Sewer Vacuum Truck	\$518,000					\$518,000
TOTAL	\$4,180,570	\$23,909,940	\$10,600,000	\$5,300,000	\$10,850,000	\$54,840,510

Total Water and Sewer Bond Funding	\$29,678,837	\$46,263,183	\$16,193,792	\$17,947,881	\$17,918,516	\$128,002,209
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The Council agreed with the recommendation to include units valued up to \$300,000 as capital expenditures.

9. GENERAL

- A. CSO#5736-02-2025, contract with Southern Emergency & Rescue Vehicle Sales for the purchase of two Horton 603 Type I Ambulances through a cooperative purchasing agreement with BuyBoard Vendor Contract #745-24, for a cost of \$832,659.93. (Staff Contact: Casey Davis, Fire Chief)**

Casey Davis, Fire Chief, presented a contract to the city council.

Motion made by Victoria Johnson and seconded by Phil Anderson to approve.

Motion passed 6-0, with Larry Scott absent.

Tommy Ludwig, City Manager, left the dais at 9:10 p.m. and returned at 9:12 p.m.

- B. CSO#5737-02-2025, Cooperative Purchasing Agreement with Performance Truck, Inc., for the purchase of a combination vacuum truck through BuyBoard Cooperative in the amount of \$517,845.57. (Staff Contact: Errick Thompson, Director of Public Works)**

Errick Thompson, Director of Public Works, presented a cooperative purchasing agreement to the city council.

Motion made by Phil Anderson and seconded by Dan McClendon to approve.

Motion passed 6-0, with Larry Scott absent.

- C. CSO#5738-02-2025, minute order to appoint various members to the City of Burluson Boards/Commissions/Committees to fill vacancies. (Staff Contact: Lisandra Leal, Assistant City Secretary)**

Lisandra Leal, Assistant City Secretary, presented a minute order to the city council.

Motion made by Victoria Johnson and seconded by Adam Russell to approve.

Motion passed 6-0, with Larry Scott absent.

10. LEGISLATIVE - REPORTS AND RELATED ACTION ITEMS

This is a standing item on the agenda of every regular meeting of the City Council that allows the City Council to receive reports, hold discussions, and give staff direction regarding any legislative matters pertaining to the 89th Texas legislative session. Additional action items may be specifically listed below when required.

- None.

11. CITY COUNCIL REQUESTS AND FUTURE AGENDA ITEMS AND REPORTS

- Residential noise ordinance to review ability to issue citations to property owners.

12. RECESS INTO EXECUTIVE SESSION

In accordance with Chapter 551 of the Texas Government Code, the City Council may convene in Executive Session in the City Council Workroom in City Hall to conduct a closed meeting to discuss any item listed on this Agenda. The City Council may reconvene into open session and take action on posted items.

A. Pending or contemplated litigation or to seek the advice of the City Attorney pursuant to Section 551.071, Texas Government Code

- Receive a report and hold a discussion regarding an interlocal agreement with the Burleson Independent School District (CSO#5618-10-2024)
- Receive a report and hold a discussion regarding Article II "Flood Damage Prevention" of Chapter 42 "Floods" of the City of Burleson Code of Ordinances and an alleged violation located at 210 N Hurst in Burleson, Tarrant County, Texas
- Receive a report and hold a discussion regarding High Country, a subdivision in Burleson, Johnson County, Texas
- Receive a report and hold a discussion regarding City facilities and buildings and Bostock v. Clayton County and similar cases

B. Discussion regarding possible purchase, exchange, lease, or value of real property pursuant to Section 551.072, Texas Government Code

- Certain parcel of real property being commonly known as 113 S Wilson St, 106 S Wilson St, 116 W Ellison St, and 114 W Ellison St in Burleson, Johnson County, Texas

C. Deliberation regarding commercial or financial information received from or the offer of a financial or other incentive made to a business prospect seeking to locate, stay or expand in or near the territory of the City and with which the City is conducting economic development negotiations pursuant to Section 551.087, Texas Government Code

- Project Oasis

Motion was made by Adam Russell and seconded by Victoria Johnson to convene into executive session. **Time: 9:19 p.m.**

Motion passed 6-0, with Larry Scott absent.

Victoria Johnson left the meeting at 9:19 p.m.

City Attorney, Allen Taylor, Jr. left the meeting at 10:33 p.m.

Motion was made by Dan McClendon and seconded by Adam Russell to reconvene into open session. **Time: 10:34 p.m.**

Motion passed 5-0, with Larry Scott and Victoria Johnson absent.

13. ADJOURNMENT

Motion made by Dan McClendon and seconded by Adam Russell to adjourn.

Mayor Chris Fletcher adjourned the meeting.

Time: 10.:34 p.m.

Lisandra Leal
Assistant City Secretary