

Wylie City Council Regular Meeting Minutes

January 28, 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 6:00 p.m. The following City Council members were present: Councilman David R. Duke, Councilman Dave Strang, Mayor *pro tem* Jeff Forrester, Councilman Scott Williams, Councilman Sid Hoover, and Councilman Gino Mulliqi.

Staff present included: City Manager Brent Parker; Deputy City Manager Renae Ollie; Assistant City Manager Lety Yanez; City Attorney Richard Abernathy; Fire Chief Brandon Blythe; Digital Media Specialist Kristina Kelly; City Secretary Stephanie Storm; Assistant Police Chief Tommy Walters; Assistant Parks and Recreation Director Brent Stowers; Community Services Director Jasen Haskins; Finance Director Melissa Brown; Public Works Director Tommy Weir; Public Arts Coordinator Carole Ehrlich; and various support staff.

INVOCATION & PLEDGE OF ALLEGIANCE

Councilman Williams led the invocation and Councilman Hoover led the Pledge of Allegiance.

PRESENTATIONS & RECOGNITIONS

PR1. Young Men's Service League Wylie Chapter.

Mayor Porter recognized the Young Men's Service League Wylie Chapter. Members of the Wylie Chapter were present for the recognition.

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.

No persons were present wishing to address the Council.

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 January 14, 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 December 31, 2024.**
- C. **Consider, and act upon, the City of Wylie Monthly Revenue and Expenditure Report for December 31, 2024.**

- D. Consider, and place on file, the City of Wylie Monthly Investment Report for December 31, 2024.
- E. Review, and place on file, the Wylie Police Department 2024 Racial Profiling Analysis.
- F. Consider, and act upon, Ordinance No. 2025-07 for an amendment to Planned Development 2001-28 to allow for a telecommunication use on 0.055 acres. Property located at 1401 Country Club Road (ZC 2024-10).
- G. Consider, and act upon, the approval of the purchase of one (1) passenger van for the Parks and Recreation Department through a cooperative purchasing agreement with the Sheriffs' Association of Texas, authorizing the City Manager to execute any necessary documents.

Council Action

A motion was made by Councilman Mulliqi, seconded by Councilman Duke, to approve the Consent Agenda Item as presented. A vote was taken and the motion passed 7-0.

EXECUTIVE SESSION

Mayor Porter convened the Council into Executive Session at 6:13 p.m.

Sec. 551.071. CONSULTATION WITH ATTORNEY; CLOSED MEETING.

If A governmental body may not conduct a private consultation with its attorney except:

- (1) when the governmental body seeks the advice of its attorney about:
 - (A) pending or contemplated litigation; or
 - (B) a settlement offer; or
- (2) on a matter 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 conflicts with this chapter.

ES1. Receive legal advice from the City Attorney regarding Trinity Valley Ranch, LLC v. City of Wylie, Cause No. 493-02900-2024 pending in the 493rd District Court.

RECONVENE INTO OPEN SESSION

Take any action as a result from Executive Session.

Mayor Porter reconvened the Council into Open Session at 6:39 p.m.

REGULAR AGENDA

- 1. Consider, and act upon, acceptance of the Annual Comprehensive Financial Report (ACFR) for FY 2023-24 following a presentation by the audit firm Weaver, LLP.

Staff Comments

John DeBurro, representing Weaver, LLP. gave a brief presentation to the Council.

Council Action

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Williams, to approve Item 1 as presented. A vote was taken and the motion passed 7-0.

- 2. Consider, and act upon, Ordinance No. 2025-08 amending Wylie's Code of Ordinances, Ordinance No. 2021-17, as amended, Appendix A (Comprehensive Fee Schedule), Section II (Garbage, Trash and Brush Fees), Section VI (Planning and Zoning), Section VII (Police Department), Section VIII (Public Library), and Section XII (Municipal Court Fees).

Staff Comments

City Secretary Storm presented and answered questions from the Council.

Council Action

A motion was made by Councilman Mulliqi, seconded by Mayor *pro tem* Forrester, to approve Item 2 as presented. A vote was taken and the motion passed 7-0.

- 3. Consider, and act upon, the approval of the Municipal Walking Trails, Phase 3 artist design by Sonny Behan at a cost not to exceed \$59,190, including a contract to commission the art, and authorizing the City Manager to execute any and all necessary documents.**

Staff Comments

Public Arts Coordinator Ehrlich played a video from artist Sonny Behan about the project.

Council Action

A motion was made by Councilman Mulliqi, seconded by Councilman Williams, to approve the updated design as presented. A vote was taken and the motion passed 7-0.

- 4. Consider, and act upon, the approval of the Municipal Walking Trails, Phase 3 (2) artist design by Seth Vandable at a cost not to exceed \$60,000, the approval of a contract to commission the art, and authorizing the City Manager to execute any and all documents.**

Staff Comments

Artist Seth Vandable gave a brief presentation to the Council. Public Arts Coordinator Ehrlich answered questions from Council.

Council Action

A motion was made by Councilman Williams, seconded by Councilman Strang, to approve Item 4 as presented. A vote was taken and the motion passed 7-0.

WORK SESSION

Mayor Porter convened the Council into Work Session and into a break at 7:27 p.m.
Mayor Porter reconvened the Council into Work Session at 7:33 p.m.

WS1. Discuss partnering with the Corps of Engineers on a lease agreement for East Fork and Avalon Park.

City Manager Parker gave a brief overview and answered questions about partnering with the Corps of Engineers on a lease agreement for East Fork and Avalon Park.

Council directed staff to move forward with providing a letter of intent to the Corps of Engineers.

WS2. Discuss the proposed Vecina manufactured home development generally located at the northeast corner of E. FM 544 and Alanis Drive.

Kyle Vrla and Doug Whitby, representing First Step Homes, LLC addressed the Council giving a brief presentation on the proposed Vecina manufactured home development and answered questions from the Council.

Council comments included concerns about including duplex models but not double wides, the proposed use does not match the comprehensive land use map, increased traffic, lowering property values in Bozman Farms, increased school enrollment, and high density; would like to see double wides instead of duplex models, increase lot size to be closer to the City standard, lessen the density, would like uniformity of the home look in the planned development, and like the look of the proposed development.

WS3. Discuss moving the regularly scheduled June 10, 2025 City Council meeting date.

Council directed staff to move the June 10, 2025 City Council meeting to June 11, 2025.

RECONVENE INTO REGULAR SESSION

Mayor Porter reconvened the Council into Regular Session at 8:34 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 captions to Ordinance Nos. 2025-07 and 2025-08 into the official record.

ADJOURNMENT

A motion was made by Councilman Strang, seconded by Councilman Mulliqi, to adjourn the meeting at 8:36 p.m. A vote was taken and the motion passed 7-0.

Matthew Porter, Mayor

ATTEST:

Stephanie Storm, City Secretary