



City of Hutto

Minutes

City Council Meeting

Thursday, August 6, 2026 at 7:00 PM

City Council Chambers – 500 W. Live Oak Street

1. CALL SESSION TO ORDER – 7:01 PM

2. ROLL CALL

Members of Council present: Mayor Snyder, Mayor Pro Tem Porterfield, Councilmember Reynolds, Councilmember Thornton (remote), Councilmember Morris, Councilmember Zepeda, and Councilmember King

STAFF:

Staff members present: James Earp, City Manager; David Amsler, Assistant City Manager; Dottie Palumbo, Legal Counsel; Kristi Barnes, Community & Culture Officer; Alberta Barrett, Finance Director; Eric Carter, Director of Emergency Management; Sara Cervantes, Executive Director of Community Services; Rick Coronado, Public Works Director; Abby Fenton, Communications Manager; Cheney Gamboa, Director of Economic Development; Laura Hallmark, City Secretary; Howard Koontz, Director of Development Services; Kate Moriarty, Executive Director of Administrative Services; Jeff White, Parks and Recreation Director; Jeffrey Yarbrough, Police Chief

3. INVOCATION – Arthur Spence, Little Ebenezer Baptist Church

4. PLEDGE OF ALLEGIANCE

5. CITY MANAGER COMMENTS

James Earp, City Manager, made the following comments:

New Hires

Johnny Eddleton – Welcome Johnny Eddleton to his new role as Construction Inspector. Johnny brings 42 years of experience to Team Hutto, with experience from TxDOT, Lockhart, Bastrop and the Caldwell County Unit Road System.

Eric Carter – Welcome Eric Carter to his new role as Director of Emergency Management. Previously, Eric served as the Chief Emergency Management Coordinator for Travis County. Eric currently resides in Pflugerville, where he enjoys audiobooks, camping, and spending time with his energetic four-year-old granddaughter.

Adam Carter – Welcome Adam Carter to his new role as a Streets and Drainage Tech. Adam previously worked for Collin County Public Works. In his free time,

he enjoys spending time with his 2 sons, Ethan and Zander and is currently trying to earn his pyrotechnics license.

6. PUBLIC COMMENT

- 1. Billy Bennett*
- 2. Rick Akins*

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.

Motion by Mayor Snyder, second by Councilmember Morris, to appoint Jade Trent to Library Advisory Board – Seat 7. Motion passed 7:0.

Motion by Councilmember Zepeda, second by Councilmember King, to appoint Christine Benson to the Library Advisory Board – Seat 4. Motion failed 2:5 (Snyder, Porterfield, Thornton, Morris, King).

Motion by Councilmember Morris, second by Mayor Snyder, to reappoint Mayor Snyder (Seat 6), Councilmember Porterfield (Seat 4) and Councilmember Morris (Seat 2) and appoint Charles Warner (Seat 5) to the Hutto Economic Development Corporation Board of Directors.

Council discussion regarding the number of Councilmembers serving on the HEDC Board.

Motion passed 5:2 (Zepeda, Reynolds)

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

Mayor Snyder reported HISD did not meet. ESD#3 met on August 1st and had a good meeting. The Co-Op sub-committee has dissolved and the CIP has not met.

- 7.3 Discussion and possible action regarding a request for Boards & Commissions training dollars for a member of the Planning & Zoning Commission. (Howard Koontz)

Howard Koontz, Director of Development Services, presented the information for this item. Council discussion regarding options for relaying information obtained

at training sessions; having a reporting structure in place after completion of training.

There was no action taken on this item.

8. PRESENTATIONS

This item was taken out of order:

- 8.2 Annual Update from Williamson County & Cities Health District (Executive Director, WCCHD, Amber Erickson, DrPH, MPH)

Amber Erickson, Executive Director, provided the update.

- 8.1. Capital Improvement Projects (CIP) Updates and Presentations (Kate Moriarty)

Kate Moriarty, Executive Director of Administrative Services, provided the update. Mr. Earp provided additional information.

9. PUBLIC HEARINGS AND RELATED ACTION

- 9.1 Conduct a public hearing and possible action on Ordinance No. O-2026-033 approving Amendment #2 to Stromberg PUD to allow flexibility between residential and industrial uses. (Howard Koontz)

Mr. Koontz provided the information for this item. The public hearing opened and closed at 9:11 PM with no speakers. Seth Marin – for the applicant, provided additional information.

Motion by Mayor Snyder, second by Mayor Pro Tem Porterfield, to approve the item as presented.

Mayor Snyder offered an amendment, which was accepted, to notate the 100% Industrial Use designation ends January 1, 2030. Motion, as amended, passed 7:0.

10. CONSENT AGENDA ITEMS

- 10.1 Consideration and possible action on Resolution No. R-2026-157 authorizing the City Manager to execute a change order #2 with Liberty Civil Construction, LLC for an additional cost of \$103,476.87 and 36 additional days for the modifications to the Legends of Hutto Drainage Improvements Phase I project (CIP D01-2024). (Kate Moriarty)

- 10.4 Consideration and possible action on Resolution No. R-2026-160 to approve an Economic Development Incentive Agreement by and between the City of Hutto and Marci H. Wagner for Project 609 in alignment with the Historic Downtown Incentive Program to support and encourage redevelopment and investment in properties located in Hutto's Historic District. (Cheney Gamboa)
- 10.5 Consideration and possible action on Resolution No. R-2026-161 to approve an Economic Development Incentive Agreement by Price Howell, Tara Howell, Lacie Easley, and between the City of Hutto for Project 611 in alignment with the Historic Downtown Incentive Program to support and encourage redevelopment and investment in properties located in Hutto's Historic District. (Cheney Gamboa)
- 10.6 Consideration and possible action on Ordinance No. O-2026-034 amending the FY 2026 budget for expenditures of the City's General Fund and Economic Development Corporation. (Alberta Barrett)
- 10.7 Consideration and possible action on Ordinance No. O-2026-035 correcting ordinance No. O-2026-007 to rectify an administrative error and properly associate the attachments describing more fully the property, on behalf of the project known as the Opus Development. (Howard Koontz)
- 10.9 Consideration and possible action on Resolution No. R-2026-162 to approve Amended and Restated Bylaws of the TIRZ Board No.3 to reduce the quorum to three board members being present. (Legal)
- 10.11 Consideration and possible action on acceptance of the investment report for the period ending June 30, 2026 (Alberta Barrett)
- 10.11 Consideration and possible action on approving the following City Council meeting minutes: July 16, 2026 Work Session and July 16, 2026 Meeting. (Laura Hallmark)

Motion by Councilmember Morris, second by Councilmember King, to approve the items submitted on the Consent Agenda as noted above. Motion passed 7:0.

The following items were pulled for individual consideration:

- 10.2 Consideration and possible action on Resolution No. R-2026-158 authorizing the City Manager to execute change order #3 with Liberty Civil Construction, LLC for \$152,512.48 additional cost and 149 additional days for the modifications and improvements to the Legends of Hutto Drainage Improvements Phase I project (CIP D01-2024). (Kate Moriarty)

Ms. Moriarty provided the information for this item.

Motion by Mayor Snyder, second by Councilmember Morris, to approve the item as presented. Motion passed 7:0.

- 10.3 Consideration and possible action on Resolution No. R-2026-159 authorizing the City Manager to execute a change order package with Elecnor Belco Electric Inc. for \$32,903.21 additional cost and 223 additional days for the improvements to the Innovation and Limmer Loop Capital Improvement project (CIP T13-2024). (Kate Moriarty)

Ms. Moriarty provided the information for this item.

Motion by Mayor Snyder, second by Mayor Pro Tem Porterfield, to approve as presented minus 53 days in liquidated damages. Motion passed 7:0.

- 10.8 Consideration and possible action on Resolution No. R-2026-151, authorizing the City Manager to execute the First Amendment to the 2026 Facilities Utilization Agreement between the City of Hutto and the Hutto Youth Baseball Softball Association (HYBSA). (Jeff White)

Jeff White, Parks and Recreation Director, provided information for this item.

Motion by Mayor Snyder, second by Councilmember King, to approve the item as presented. Motion passed 7:0.

- 10.10 Consideration and possible action on Resolution No. R-2026-163 authorizing the City Manager to execute an Artist Ownership and Limited Use Agreement with Charlene Martindale for the design and creation of 150th City Anniversary commemorative coins. (James Earp)

Speaker: Amberley Kolar

*Motion by Mayor Snyder, second by Councilmember King, to **DENY** this item and allow the artist to do as she wishes with the design. Motion passed 7:0. **THIS ITEM WAS NOT APPROVED.***

This item was taken out of order:

- 12.3 Discussion and possible action regarding public concerns about CR 137 and 1660S construction project and upcoming start of school; including Brooklands road project. (Councilmember Morris)

Councilmember Morris presented information for this item. Selena Brandon – Owner's Representative, provided additional information. Ms. Moriarty and Mr. Earp provided additional information. Cade Martinez – Capital Excavation, provided additional information.

11. ORDINANCES

- 11.1. Consideration and possible action on Ordinance No. O-2026-036 ordering a Special Election for November 3, 2026, to amend the Home Rule Charter of the City of Hutto, Texas; designate the propositions and manner of holding such election; and provide for the posting and publication of notice. (Laura Hallmark)

Laura Hallmark, City Secretary, presented the information for this item. Council discussion regarding the holdover provision; contract with the City Manager; budget presentation date; which budget would be automatically passed if not approved by September 30th; required super-majority of Council or 66% of vote for CO/GO issuance; City Council pay and amount; and continuing discussion on online message board. Dottie Palumbo – City Attorney, recommended postponing for May election, which would allow further discussion and review.

Motion by Mayor Snyder, second by Councilmember King, for no action and bring back in October. Motion passed 7:0.

12. OTHER BUSINESS

- 12.1 Discussion and possible action regarding the use of City-owned facilities for Early Voting for the November 3, 2026 election. (Councilmember King)

Councilmember King provided information for this item. Council discussion regarding other possibilities for County-owned properties.

Motion by Councilmember Morris, second by Councilmember King, to accept use of City-owned facilities for Early Voting. Motion passed 7:0.

- 12.2 Discussion and possible action regarding helping residents who have to move their mailboxes after the one-way street change downtown. (Councilmember Thornton)

Councilmember Thornton provided information for this item. Ms. Moriarty provided additional information regarding the number of residents affected; coordination with staff; and future discussions with the Post Office.

- 12.4 Discussion and possible action regarding modifying Hutto Economic Development Corporation and City of Hutto bidding contract process to include local contractors. (Councilmember Morris)

Councilmember Morris provided information on this item. Ms. Palumbo provided additional information. Mr. Earp provided additional information. Council discussion regarding communicating bidding opportunities; coordination with the Chamber of Commerce; and placing discussion on online message board.

13. EXECUTIVE SESSION

- 13.1 Receive legal advice pursuant to Texas Government Code Sec. 551.071, (Consultation with Attorney), to deliberate and seek legal advice regarding: a) Adam Orgain Restroom Project Defects (CIP P19-2024, IFB No. 2025-060-JW-02); b) Agreement for Preliminary Engineering Services and Submittal of Exhibit "A: for Railroad Approval with Union Pacific Railroad Company; c) Sales Tax Sharing Interlocal Agreements and proposed Interlocal Agreement for Fire Services with the Williamson County Emergency Services District # 3.
- 13.2 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 Blue Hub; (c) Project Crawford; (d) Project Air; (e) Project Orchard; (f) Project Hulk; (g) Proposed City of Hutto Fire Station #1, Fire Apparatus Consultant Agreement and Fire Services; and (h) Project 107 East St.

In Executive Session at 11:28 PM. Out at 1:00 AM, with the exception of 13.1.a.

14. ACTION RELATIVE TO EXECUTIVE SESSION

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

Item 13.1.b: Motion by Mayor Snyder, second by Councilmember Reynolds, to approve the agreement for preliminary engineering service and submittal of Exhibit A for railroad approval with Union Pacific Railroad Company. Motion passed 7:0.

Item 13.1.c: Motion by Mayor Snyder, second by Mayor Pro Tem Porterfield, to direct staff to send a letter to Williamson County Emergency Services District #3 (ESD#3) requesting an election for an 80/20 split on sales taxes. Motion passed 7:0.

Item 13.1.c: Motion by Mayor Snyder, second by Mayor Pro Tem Porterfield, to send to the ESD#3 and the County the proposed Interlocal Agreement that has the assumption of the ESD#3 as part of the City Department. Motion passed 7:0.

Item 13.1.c: Motion by Mayor Snyder, second by Councilmember Morris, for an amendment to the Interlocal Agreement for the allocation of sales tax revenue between the ESD#3 and the City of Hutto, Texas. Motion passed 7:0.

15. CITY COUNCIL COMMENTS

15.1 General Comments from City Council

Councilmember Zepeda commented on the qualifications of her appointee to the Library Advisory Board.

15.2 Future Agenda Items

Porterfield: bring all ESD#3 sub-committee meeting audio/transcripts (unedited) for release – Aug 20 (added to exec)

Zepeda: bring discussion for downtown plan, EDC incentives, etc.; clarification on rules for CC sub-committees/review of CC protocols; ask staff to come up with a way on training verification/justification

Snyder: ordinance to establish a fire department - Sept; review of procurement on pavement work; DEIB review of board directives and priorities

16. ADJOURNMENT – 1:09 AM


Mike Snyder, Mayor

ATTEST:


Laura Hallmark, City Secretary

