

PUBLIC NOTICE
AGENDA
LOCKHART CITY COUNCIL

February 3, 2026

CLARK LIBRARY ANNEX-COUNCIL CHAMBERS
217 SOUTH MAIN STREET, 3RD FLOOR
LOCKHART, TEXAS

6:30 P.M. WORK SESSION (No Action)

Work session will be held to receive briefings and to initially discuss all items contained on the Agenda posted for 7:30 p.m. Generally, this work session is to simplify issues as it relates to the agenda items. No vote will be taken on any issues discussed or reviewed during the work session except to the extent specifically authorized under the Texas Open Meetings Act.

DISCUSSION ONLY

- A. Discuss annual review of the City of Lockhart Emergency Warning System policies which includes the Outdoor Warning Sirens (OWS) and the Regional Notification System (RNS) in partnership with the Capital Area Council of Governments (CAPCOG).
- B. Discussion regarding review rebid proposals for the Animal Shelter Improvements Project and award a construction contract to Big Texas Builders.
- C. Discuss Ordinance No. 2026-02 amending Chapter 54, Article IV of the City of Lockhart Code of Ordinances to require short-term rental platforms to collect and remit hotel occupancy tax.
- D. Discuss change order related to the Lockhart Substation Circuit Breaker Replacement Project, including additional SEL relay protection equipment and associated engineering services.
- E. Receive and discuss the 1st Quarter Fiscal Year 2026 Investment Report.
- F. Discuss Resolution 2026-03 to grant Hillwood Communities a 90-day extension of the conditional consent to form the Lockhart Municipal Utility District (MUD) of Caldwell County and the inclusion into said district of 889.3 acres of land, 720.681 acres of which is in the City's ETJ.
- G. Discuss Resolution No. 2026-04 approving an interlocal agreement with Caldwell County for participation in Reinvestment Zone Number One, City of Lockhart, Texas.

- H. Discussion regarding Resolution No. 2026-05 determining the costs of the proposed public improvements in the SeaWillow Public Improvement District ("District") consisting of 588.547 acres of property generally located partially within the corporate limits of the City and partially within the extraterritorial jurisdiction of the City, located north of County Road 197 between Farm to Market Road 1322 and Seawillow Road, approving a proposed assessment roll for Improvement Area #1 within the District, making related findings and determinations in accordance with Chapter 372 of the Texas Local Government Code, and calling a public hearing for March 3, 2026 to consider the proposed assessments for Improvement Area #1 within the District.
- I. Discussion regarding Resolution No. 2026-06 determining the costs of the proposed public improvements in the Seawillow Public Improvement District ("District") consisting of 588.547 acres of property generally located partially within the corporate limits of the City and partially within the extraterritorial jurisdiction of the City, located north of County Road 197 between Farm to Market Road 1322 and Seawillow Road, approving a proposed assessment roll for the Major Assessment Area within the District, making related findings and determinations in accordance with Chapter 372 of the Texas Local Government Code, and calling a public hearing for March 3, 2026 to consider the proposed assessments for the Major Assessment Area within the District.
- J. Discuss Resolution 2026-07 appointing the City of Lockhart's Clean Air Coalition Representative, as required in Article II of the Clean Air Coalition of the Capital Area Council of Governments by-laws.
- K. Discuss request from Councilmember Westmoreland to reappoint his nominations for appointments to City boards and commissions.
- L. Announcement of nomination of Levi Garrett to the Zoning Board of Adjustment and Appeals by Councilmember Taylor Burge for a term to expire in November 2028.
- M. Announcement of nomination of Rebekah Troche to the Library Advisory Board by Councilmember Taylor Burge for a term to expire in November 2028.
- N. Announcement of nomination of Paul Rockwood to the Parks & Recreation Advisory Board by Councilmember Taylor Burge for a term to expire in November 2028.
- O. Discuss Resolution 2026-08 regarding recognizing the Lockhart Professional Fire Fighters' Association as the sole and exclusive bargaining agent for the Lockhart Fire Department, as provided by Chapter 142 of the Texas Local Government Code; finding and determining that the meeting at which this resolution was passed was open to the public as required by law.

- P. Discuss Resolution 2026-09 regarding recognizing the Lockhart Police and Employees' Association as the sole and exclusive bargaining agent for the Lockhart Police Department, as provided by Chapter 142 of the Texas Local Government Code; finding and determining that the meeting at which this resolution was passed was open to the public as required by law.

7:30 P.M. REGULAR MEETING

1. CALL TO ORDER

Mayor Lew White

2. INVOCATION, PLEDGE OF ALLEGIANCE

Invocation. Pledge of Allegiance to the United States and Texas flags.

3. PUBLIC COMMENT

The purpose of this item is to allow the public an opportunity to address the City Council on issues that are or are not on the agenda. No discussion can be carried out on the citizen/visitor comment about items not on the agenda. Comments are limited to three minutes per speaker.

4. PUBLIC HEARING/COUNCIL ACTION

- A. Hold a public hearing and discussion and/or action on Ordinance 2026-03 designating a geographic area within the extraterritorial jurisdiction of the city consisting of 89.775 acres located on Farm to Market Road 1322 and being part of the Seawallow Development, as a tax increment reinvestment zone pursuant to Chapter 311 of the Texas Tax Code, to be known as Reinvestment Zone Number One, City of Lockhart, Texas ("Zone"); describing the boundaries of the Zone; creating a board of directors for the Zone and appointing members of the board; establishing a tax increment fund for the Zone; containing findings related to the creation of the Zone; providing a date for the termination of the Zone; providing that the Zone take effect immediately upon passage of the ordinance; providing a severability clause; and providing an effective date.

5. CONSENT AGENDA

- A. Approve change order related to the Lockhart Substation Circuit Breaker Replacement Project, including additional SEL relay protection equipment and associated engineering services.
- B. Receive the 1st Quarter Fiscal Year 2026 Investment Report.
- C. Approve Resolution 2026-03 to grant Hillwood Communities a 90-day extension of the conditional consent to form the Lockhart Municipal Utility District (MUD) of Caldwell County and the inclusion into said district of 889.3 acres of land, 720.681 acres of which is in the City's ETJ.
- D. Approve request from Councilmember Westmoreland to reappoint his nominations for appointments to City boards and commissions.

6. DISCUSSION/ACTION ITEMS

- A. Discussion and/or action to review rebid proposals for the Animal Shelter Improvements Project and award a construction contract to Big Texas Builders.
- B. Discussion and/or action to consider adoption of Ordinance No. 2026-02 amending Chapter 54, Article IV of the City of Lockhart Code of Ordinances to require short-term rental platforms to collect and remit hotel occupancy tax.
- C. Discussion and/or action regarding Resolution No. 2026-04 approving an interlocal agreement with Caldwell County for participation in Reinvestment Zone Number One, City of Lockhart, Texas.
- D. Discussion and/or action regarding Resolution No. 2026-05 determining the costs of the proposed public improvements in the SeaWillow Public Improvement District ("District") consisting of 588.547 acres of property generally located partially within the corporate limits of the City and partially within the extraterritorial jurisdiction of the City, located north of County Road 197 between Farm to Market Road 1322 and Seawillow Road, approving a proposed assessment roll for Improvement Area #1 within the District, making related findings and determinations in accordance with Chapter 372 of the Texas Local Government Code, and calling a public hearing for March 3, 2026 to consider the proposed assessments for Improvement Area #1 within the District.
- E. Discussion and/or action regarding Resolution No. 2026-06 determining the costs of the proposed public improvements in the Seawillow Public Improvement District ("District") consisting of 588.547 acres of property generally located partially within the corporate limits of the City and partially within the extraterritorial jurisdiction of the City, located north of County Road 197 between Farm to Market Road 1322 and Seawillow Road, approving a proposed assessment roll for the Major Assessment Area within the District, making related findings and determinations in accordance with Chapter 372 of the Texas Local Government Code, and calling a public hearing for March 3, 2026 to consider the proposed assessments for the Major Assessment Area within the District.
- F. Discussion and/or action regarding Resolution 2026-07 appointing the City of Lockhart's Clean Air Coalition Representative, as required in Article II of the Clean Air Coalition of the Capital Area Council of Governments by-laws.
- G. Discussion and/or action regarding Resolution 2026-08 regarding recognizing the Lockhart Professional Fire Fighters' Association as the sole and exclusive bargaining agent for the Lockhart Fire Department, as provided by Chapter 142 of the Texas Local Government Code; finding and determining that the meeting at which this resolution was passed was open to the public as required by law.

- H. Discussion and/or action regarding Resolution 2026-09 regarding recognizing the Lockhart Police and Employees' Association as the sole and exclusive bargaining agent for the Lockhart Police Department, as provided by Chapter 142 of the Texas Local Government Code; finding and determining that the meeting at which this resolution was passed was open to the public as required by law.

7. CITY MANAGER'S REPORT, PRESENTATION AND POSSIBLE ACTION

- Update on the Indoor Recreation Steering Committee activities.
- Winter Storm Fern update.
- City offices closed February 16, 2026 for President's Day.

8. COUNCIL AND STAFF COMMENTS - ITEMS OF COMMUNITY INTEREST

9. EXECUTIVE SESSION IN ACCORDANCE WITH THE PROVISIONS OF THE GOVERNMENT CODE, TITLE 5, SUBCHAPTER D, SECTION 551.072 - TO DELIBERATE THE PURCHASE, EXCHANGE, LEASE OR VALUE OF REAL PROPERTY IF DELIBERATION IN AN OPEN MEETING WOULD HAVE A DETRIMENTAL EFFECT ON THE POSITION OF THE GOVERNMENTAL BODY IN NEGOTIATIONS WITH A THIRD PERSON and SECTION 551.071 – CONSULTATION WITH ATTORNEY TO DISCUSS LEGAL ISSUES RELATED THERETO.

- A. Discussion regarding legal acquisition of a utility easement from Spillmann Properties, Ltd. parallel to the Union Pacific railroad tracks west of Stueve Lane, and legal questions related thereto.

10. OPEN SESSION

- A. Discussion and/or action regarding acquisition of a utility easement from Spillmann Properties, Ltd. parallel to the Union Pacific railroad tracks west of Stueve Lane.

11. ADJOURNMENT

City Council shall have the right at anytime to seek legal advice in Executive Session from its Attorney on any agenda item, whether posted for Executive Session or not.

Posted on the bulletin board in the Municipal Building, 308 West San Antonio Street, Lockhart, Texas, on January 28, 2026 at 4:30 p.m.