

PUBLIC NOTICE

AGENDA

LOCKHART CITY COUNCIL

May 19, 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 Resolution No. 2026-22 accepting the donation of a 10' x 15' sign easement from The Ziegenfelder Company-Texas, LLC for the installation and maintenance of a monument sign within Lockhart Industrial Park No. 3.
- B. Discuss extending the current solid waste services contract with Republic Services, DBA - Central Texas Refuse through July 31, 2026, to allow additional time for the new solid waste services contract to be negotiated.
- C. Discussion regarding a request from Lockhart Municipal Airport One, LLC for an impact fee waiver for a 10,000 square foot hangar to be built on leased space at Lockhart Municipal Airport.
- D. Discussion regarding First Amendment to Water Service Area Transfer Agreement between the City of Lockhart and Aqua Water Supply Corporation comprised of 588.553 acres, known as the Seawillow Subdivision.
- E. Discuss a proposal for a Water Well Study by TRC Engineers in an amount not to exceed \$199,190 and authorizing the City Manager to execute the proposal, if approved.
- F. Discussion regarding Ordinance 2026-23 approving Mid-Year Budget Amendments to the City of Lockhart's Operating Budget for Fiscal Year 2025-2026.
- G. Discuss disposal of assets with purchase prices greater than \$50,000 in accordance with the City's adopted Disposal of Asset Policy.

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, presentation, discussion, and/or possible action on Ordinance 2026-22 amending Chapter 64, "Zoning," of the City of Lockhart Code of Ordinances as follows:

Amending Article VII, "Zoning Districts and Standards," Section 64-203, "Nonresidential Appearance Standards," by reducing the number of required bonus features by one (1) under Subsection (6) "Bonus Features"; adding a new Subsection (7) titled "Nonresidential Landscaping Plan Requirements," consisting of new texts; and renumbering the subsequent subsections accordingly; and, in connection therewith, amending Section 64-196, "Establishment of Zoning Districts," Subsection (q) "Entrance Corridor Overlay District (ECOD)," and Subsection (6)(b) "Landscaping Bonus Feature Requirements."

5. CONSENT AGENDA

- A. Approve Ordinance 2026-23 approving Mid-Year Budget Amendments to the City of Lockhart's Operating Budget for Fiscal Year 2025-2026.
- B. Authorize disposal of assets with purchase prices greater than \$50,000 in accordance with the City's adopted Disposal of Asset Policy.

6. DISCUSSION/ACTION ITEMS

- A. Discussion and/or action approving Resolution No. 2026-22 accepting the donation of a 10' x 15' sign easement from The Ziegenfelder Company-Texas, LLC for the installation and maintenance of a monument sign within Lockhart Industrial Park No. 3.

- B. Discussion and/or action to extend the current solid waste services contract with Republic Services, DBA - Central Texas Refuse through July 31, 2026, to allow additional time for the new solid waste services contract to be negotiated.
- C. Discussion and/or possible action regarding a request from Lockhart Municipal Airport One, LLC for an impact fee waiver for a 10,000 square foot hangar to be built on leased space at Lockhart Municipal Airport.
- D. Discussion and/or action to consider First Amendment to Water Service Area Transfer Agreement between the City of Lockhart and Aqua Water Supply Corporation comprised of 588.553 acres, known as the Seawillow Subdivision.
- E. Discussion and/or action to consider a proposal for a Water Well Study by TRC Engineers in an amount not to exceed \$199,190 and authorizing the City Manager to execute the proposal, if approved.

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

- Update on SH 142 resurfacing and Mockingbird Lane signal improvements.
- Caldwell County tire drop-off event scheduled for Saturday, May 30th.
- Lockhart EDC and Chamber of Commerce host Small Business Summit.
- City offices will be closed for Memorial Day on Monday, May 25th.

8. COUNCIL AND STAFF COMMENTS - ITEMS OF COMMUNITY INTEREST

9. EXECUTIVE SESSION ACCORDANCE WITH THE PROVISIONS OF THE GOVERNMENT CODE, TITLE 5, SUBCHAPTER D, SECTION 551.087 TO DELIBERATE OR FOR DISCUSSION REGARDING COMMERCIAL OR FINANCIAL INFORMATION THAT THE GOVERNMENTAL BODY HAS RECEIVED FROM BUSINESS PROSPECT(S) THAT THE GOVERNMENTAL BODY SEEKS TO HAVE LOCATE, STAY, OR EXPAND IN OR NEAR THE TERRITORY OF THE GOVERNMENTAL BODY AND WITH WHICH THE GOVERNMENTAL BODY IS CONDUCTING ECONOMIC DEVELOPMENT NEGOTIATIONS; OR TO DELIBERATE THE OFFER OF A FINANCIAL OR OTHER INCENTIVE TO A BUSINESS PROSPECT, AND EXECUTIVE SESSION IN ACCORDANCE WITH THE PROVISIONS OF GOVERNMENT CODE, TITLE 5, SUBCHAPTER D, SECTION 551.071, PRIVATE CONSULTATION WITH ATTORNEY TO SEEK LEGAL ADVICE ABOUT MATTERS SUBJECT TO THE ATTORNEY CLIENT PRIVILEGE:

- A. Discussion regarding proposed Development Agreement with Spencewood, Inc., Denise Melde, and Delan Decker for Hillwood Enterprise's proposed master planned community on approximately

1,110 acres to be located east of U.S. 183 and west of Dry Creek Road.

10. EXECUTIVE SESSION IN ACCORDANCE WITH THE PROVISIONS OF GOVERNMENT CODE, TITLE 5, SUBCHAPTER D, SECTION 551.071, PRIVATE CONSULTATION WITH ATTORNEY TO SEEK LEGAL ADVICE ABOUT MATTERS SUBJECT TO THE ATTORNEY CLIENT PRIVILEGE:

- A. Discussion regarding proposed solid waste collection services agreement with Republic Services, including legal questions related to proposed deal points, negotiating authority, and related legal advice.

11. OPEN SESSION

- A. Discussion and/or action regarding proposed Development Agreement with Spencewood, Inc., Denise Melde, and Delan Decker for Hillwood Enterprise's proposed master planned community on approximately 1,110 acres to be located east of U.S. 183 and west of Dry Creek Road.
- B. Discussion and/or action regarding proposed solid waste collection services agreement with Republic Services, including legal questions related to proposed deal points, negotiating authority, and related legal advice.

12. 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 May 13, 2026 at 5:00 p.m.