



AGENDA
CITY OF TAYLOR, TEXAS
CITY COUNCIL MEETING
CITY HALL, COUNCIL CHAMBERS, 400 PORTER STREET
DECEMBER 11, 2025, 6:00 PM

CALL TO ORDER AND DECLARE A QUORUM

INVOCATION

PLEDGE OF ALLEGIANCE

PROCLAMATIONS/RECOGNITIONS

- KRXT Radio Award Recognition.
- Kelly Kaatz Recognition.

CITIZENS COMMUNICATION

(The City Council welcomes public comments on items not listed on the agenda. However, the Council cannot respond until the item is posted on a future meeting agenda. Public comments are limited to 3 minutes.)

CONSENT AGENDA

(The Consent Agenda includes non-controversial and routine items that the Council may act on with one single vote. Any Council member may pull any item from the Consent Agenda to discuss and act upon individually on the Regular Agenda.)

1. Consider approval of the minutes from the November 13, 2025, regularly scheduled City Council meeting. *Lucy Aldrich*
2. Consider approval of Ordinance 2025-34 approving the 2025 Amended and Restated Project and Financing Plan for Tax Increment Reinvestment Zone No. Two. *Brian LaBorde*
3. Consider approval of Ordinance 2025-37 regarding a request for a Neighborhood Plan referred to as Taylor Apartments, generally located at 3601 N. Main Street, consisting of approximately 21.43 acres of land situated in the J. Pharrass Survey, Abstract No. 495, more particularly described by the Williamson Central Appraisal District Parcels R019549 and R020046, Taylor, Williamson County, Texas. *Courtney Peres*
4. Consider approval of Ordinance No. 2025-36 amending the Fiscal Year 2026 Annual Budget. *Robert Powers*
5. Consider approval of an agreement for Administrative Management Services with Langford Community Services for the Kimbro/Shaw to 2nd Street Drainage Improvements Grant (HMGP DR-4485-0167) Phase 1. *Tyler Bybee, Jim Gray*
6. Consider approval of an agreement for Engineering Services Task Order #3 with HDR Engineering for the Kimbro/Shaw to 2nd Street Drainage Improvements Grant (HMGP DR

4485-0167) Phase 1. *Tyler Bybee, Jim Gray*

7. Consider approval of procurement of a cascade/rescue truck from Lubbock Truck Sales, Inc. *Daniel Baum*
8. Consider approval of an amendment to the previously approved Easement and Right-of-Way Agreement with Oncor Electric Delivery Company LLC and authorize the Mayor to execute the amended agreement. *Jim Gray*

PUBLIC HEARINGS / ORDINANCES

9. Hold a public hearing and introduce Ordinance 2026-01, a Special Use Permit for the operation of a Home Based business for a pediatric therapy practice (Land Development Code Section 5.9.3.7 (6)) on property generally located at 2105 Davis Street, legally described as Bel-Air Addition, Block 8, Lot 3, Lot 2 Northern Part and Southern parts of Lots 4 and 5, 0.35 acres of land, more particularly described by Williamson Central Appraisal District Parcel R014369, Taylor, Williamson County, Texas. *Carly Kehoe Pearson*
10. Hold a public hearing and introduce Ordinance 2026-02, a Special Use Permit to allow lodging without a full time, on-site operator at property generally located at 3004 Don Hill Lane, legally described Rob Roy Estates, Block C, Lot 94, 0.027 acres of land, more particularly described by Williamson Central Appraisal District Parcel R427227, Taylor, Williamson County, Texas. *Carly Kehoe Pearson*
11. **POSTPONED BY APPLICANT.** Hold a public hearing and introduce an Ordinance regarding a request for an Employment Center Plan referred to as Project Comal, generally located at 1051 County Road 401, legally described as approximately 220 acres of land situated in the G.M. Reese Survey, Abstract No. 533, H.T. & B.R.R. Co. Survey, Abstract No. 315, James C. Eaves Survey, Abstract No. 214, more particularly described by the Williamson Central Appraisal District Parcels R620763, R655885, R620762, R381849, R019655, R019236, R019231, R019180, and R019969, Taylor and Taylor Extraterritorial Jurisdiction, Williamson County, Texas. *Carly Kehoe Pearson*

REGULAR AGENDA; REVIEW/DISCUSS AND CONSIDER ACTION

12. Discussion, consideration, and possible action on making Charter Review Committee appointments and defining the scope of the Charter review. *Lucy Aldrich*
13. Discussion, consideration, and possible action on an agreement between Williamson County and the City of Taylor for billing and collection services related to the Park79 Commerce Public Improvement District. *Robert Powers*
14. Discussion, consideration, and possible action on an acquisition and reimbursement agreement and a developer deposit agreement with Taylor 79, LLC, and Park79 Commerce Center LLC related to the Quannah Partners Park79 Commerce Center development. *Robert Powers*
15. Discussion, consideration, and possible action of a Tax Abatement Agreement by and among the City of Taylor, Texas, PDC TP 01 LOT A LLC, and Compal USA Technology, Inc. *Ben White, Taylor Economic Development Corporation*
16. Discussion, consideration, and possible action on an Economic Development Incentive Agreement by and among the City of Taylor, Texas, the Taylor Economic Development Corporation, and Compal USA Technology, Inc. *Ben White, President/CEO Taylor Economic*

EXECUTIVE SESSION

Convene into Closed Executive Session.

EXECUTIVE SESSION I. The Taylor City Council will conduct a closed executive meeting under Section 551.071 of the Texas Government Code, to consult with City Attorney regarding:

1. Park 79 and Scott Felder Public Improvement District Agreements.
2. David Legere Murphy Street Development Agreement Right-of-Way Lease.

EXECUTIVE SESSION II. The Taylor City Council will conduct a closed executive meeting under Section 551.071 of the Texas Government Code, to consult with City Attorney; Section 551.072 of the Texas Government Code, to conduct deliberations regarding the purchase, exchange, lease, or value of real property; and Section 551.087 of the Texas Government Code, to consider economic development negotiations.

1. Project Green.

EXECUTIVE SESSION III. The Taylor City Council will conduct a closed executive meeting under Section 551.072 of the Texas Government Code, to conduct deliberations regarding the purchase, exchange, lease, or value of real property.

1. Dwight Schmidt and wife, Vicki Schmidt
Parcel R002845 & R019052

Taylor City Council authorizes the use of the power of eminent domain to acquire two permanent easements and one temporary construction easement. The east permanent easement being 0.2207 acre (9,613 square feet), the west permanent easement being 0.2244 acre (9,773 square feet), and the temporary constriction easement being 0.0233 acre (1,014 square feet), located in the Parthinia Coursey Sruvey, Abstract No. 131, Williamson County, Texas, for the wastewater project.

2. TW Ford, LP and Tom W Ford and Wendy Ford, as to a Life Estate
Parcel R019002

Taylor City Council authorizes the use of the power of eminent domain to acquire a permanent easement being 0.459 acre (20,014 square feet), located in the Parthinia Coursey Survey, Abstract No. 131, Williamson County, Texas, for the wastewater project.

3. TW Ford, LP
Parcel R475116

Taylor City Council authorizes the use of the power of eminent domain to acquire a permanent easement and a temporary constriction easement. The permanent wastewater easement being 0.308 acre (13,438 square feet), and the temporary construction easement being 0.287 acre (12,504 square feet), located in the Parthinia Coursey Survey, Abstract 131, Williamson County, Texas, for the wastewater project.

4. Gayle Haller
Parcel R019350

Taylor City Council authorizes the use of the power of eminent domain to acquire a permanent easement and a temporary construction easement. The permanent wastewater easement being 1.814 acre (79,008 square feet), and the temporary construction easement being 1.658 acres (72,230 square feet) located in the H.G. Johnson Survey, Abstract No. 348, of Williamson County, Texas, for the wastewater project.

Reconvene into open session and take any action.

EXECUTIVE SESSION III.

1. Consider and take possible action on Resolution R25-26, condemnation for wastewater and temporary construction easements.
2. Consider and take possible action on Resolution R25-27, condemnation for wastewater easement.
3. Consider and take possible action on Resolution R25-28, condemnation for wastewater and temporary construction easements.
4. Consider and take possible action on Resolution R25-29, condemnation for wastewater and temporary construction easements.

ADJOURN

The Council may vote and/or act upon each of the items listed in this Agenda. As authorized by Section 551.071(2) of the Texas Government Code, the Workshop Meeting and/or Regular Meeting may be convened into Closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.

I certify that the notice of meeting was posted in the Taylor City Hall Lobby before 5:00 p.m. on December 5, 2025, and remained posted for at least three business days before the scheduled date of said meeting. I further certify that the following news media was notified of this meeting: Taylor Press.

In compliance with the ADA the City Hall and Council Chambers is wheelchair accessible. Reasonable accommodations will be provided for persons attending city council meetings in need of special assistance. Please contact the City Clerk at least 24 hours prior to the meeting for special assistance.

Posted by: Lucy Aldrich Date: December 5, 2025