



Town of Westlake

1500 Solana Blvd
Building 7, Suite 7100
Westlake, TX 76262



Town Council/Board of Trustees Agenda - Final

Tuesday, June 17, 2025

4:00 PM

Council Chamber

The Town Council of the Town of Westlake serves as the governing board for Westlake Academy. This agenda may contain both municipal and Westlake Academy items, which will be clearly identified. In an effort of transparency, this meeting will be viewable to the public via Live Stream and also available for viewing after the meeting. In an effort of meeting efficiency, any residents wishing to speak on action items must submit a speaker request form to the Town Secretary prior to the start of the meeting.

Pursuant to Texas Government Code Section 551.127, one or more members of the Town Council may participate in this meeting by videoconference call. A quorum of the Town Council and the presiding officer will be present at the physical location of the meeting.

NOTE: As authorized by Section 551.071 of the Texas Government Code, Town Council may enter into closed Executive Session for the purpose of seeking confidential legal advice from the Town/School Attorney on any agenda item listed herein.

- A. CALL REGULAR MEETING TO ORDER AND ANNOUNCE A QUORUM PRESENT**
- B. INVOCATION AND PLEDGES OF ALLEGIANCE**
- C. CITIZEN/PARENT COMMENTS**

This is an opportunity for citizens to address the Town Council/Board of Trustees on any matter, whether or not it is posted on the agenda. Any residents wishing to speak on action items must submit a speaker request form to the Town Secretary prior to the start of the meeting. Individual citizen comments are normally limited to three (3) minutes. The presiding officer may ask the citizen to hold their comment on an agenda item if the item is posted as a Public Hearing. The Town Council/Board of Trustees cannot by law take action nor have any discussion or deliberations on any presentation made at this time concerning an item not listed on the agenda. The Town Council/Board of Trustees will receive the information, ask staff to review the matter, or an item may be noticed on a future agenda for deliberation or action.

D. ITEMS OF COMMUNITY INTEREST

- D.1. [25-168](#) Items of Community Interest (Communications Director Jon Sasser)**

E. PRESENTATIONS WITH DISCUSSION

- E.1.** [WA 25-127](#) Westlake Academy Branding Update, Community Partner RSW (Dr. Kelly Ritchie, Head of School)
- E.2.** [25-167](#) Presentation regarding the results and recommendations of the Town of Westlake Water Master Plan study, including population and water demand projections, hydraulic modeling analyses, and the Capital Improvement Plan (Cheryl Taylor, P.E., Director of Public Works)

F. CONSENT AGENDA

All items listed below are considered routine by the Town Council and/or Board of Trustees and will be enacted with one motion. There will be no separate discussion of items unless a Council/Board Member or citizen so requests, in which event the item will be removed from the general order of business and considered in its normal sequence.

- F.1.** [25-138](#) Approve the May 20, 2025 Town Council/Board of Trustees Regular Meeting Minutes (Town Secretary Dianna Buchanan)
- F.2.** [RES 25-18](#) Discuss, consider and act to approve Resolution 25-18 authorizing the purchase of a John Deere 325G Compact Track Loader from RDO Equipment Company through a Sourcewell Cooperative Purchasing Agreement in the amount of \$88,358.67. (Cheryl Taylor, P.E., Director of Public Works).
- F.3.** [25-136](#) Approve Agreement for Collection of Taxes with the Tarrant County Tax Assessor Collector and Tarrant County for the assessment of and collection services for ad valorem taxes levied by the Town of Westlake for tax years 2025, 2026, and 2027 (Cayce Lay Lamas, Finance Director)
- F.4.** [RES 25-19](#) Consider and act to approve Resolution 25-19 to Designate an Official to Calculate the Tax Rate (Finance Director Cayce Lay Lamas)
- F.5.** [RES 25-21](#) Discuss, consider and act regarding Resolution 25-21 to repeal, replace and approve the Bylaws of the Westlake Development Corporation, Inc. (EDC 4B) and to resolve related matters. (Town Manager Wade Carroll)

G. PUBLIC HEARINGS AND ASSOCIATED ACTION ITEMS

- G.1.** [25-148](#) Conduct Public Hearing to receive public input regarding the Westlake Academy FY 2025-2026 School Budget (Cayce Lay Lamas, Finance Director)

- G.2. [ORD-1024](#)** Hold public hearing, discuss, consider and act to recommend to the Town Council to adopt Ordinance 1024 amending Chapter 102, entitled “Zoning”, and establishing Article IX, entitled “TC, Town Center Form-Based Development District”, providing new regulations and rules for development within the Town of Westlake, Texas; providing a penalty; providing a cumulative clause; providing a severability clause; providing a savings clause; authorizing publication; and establishing an effective date (Jason Alexander, AICP, CEcD, Deputy Town Manager).

H. REGULAR AGENDA ITEMS

- H.1. [WA RES 25-15](#)** Consider and act to approve WA Resolution 25-15 adopting the Proposed Budget for Fiscal Year Ending June 30, 2026, including Committed and Assigned Fund Balances (Cayce Lay Lamas, Finance Director)
- H.2. [WA RES 25-17](#)** Consider approving WA Resolution 25-17 adopting the Employee Compensation Plan for the 2025-2026 Fiscal Year; and take appropriate action (Sandy Garza, Human Resources Director)
- H.3. [ORD-1025](#)** Discuss, consider and act to adopt Ordinance 1025 approving architectural standards for the Solana Hills Residential Development; providing a penalty; providing a cumulative clause; providing a severability clause; providing a savings clause; authorizing publication; and establishing an effective date (Jason Alexander, AICP, CEcD, Deputy Town Manager).
- H.4. [WA RES 25-18](#)** Consider approving WA Resolution 25-18 for Westlake Academy Building Property Casualty Insurance Products and Services to Box Insurance Agency for the period of July 1, 2025 to June 30, 2026; and take appropriate action.
- H.5. [RES 25-20](#)** Discuss, consider and act regarding Resolution 25-20 to continue and expand the Town’s partnership with OneDigital for employee benefits consulting, wellness strategies, analytics support, and administrative services (Sandy Garza, Director of Human Resources).

I. EXECUTIVE SESSION

The Town Council/Board of Trustees will conduct a closed session pursuant to Section 551.071 (2) of the Texas Government Code, for the purpose of seeking confidential legal advice from the Town Attorney/Westlake Academy Attorney for the following:

- I.1. [25-161](#)** Section 551.071(2): Consultation with Attorney: To receive legal advice from bond counsel regarding contemplated issuance of municipal bonds and related legal matters.

- I.2. [25-152](#) Section 551.071: Consultation with and legal advice from Academy Attorney regarding Westlake Academy Affiliate Groups.
- I.3. [25-154](#) Section 551.071: Consultation with and legal advice from the Town Attorney regarding pending litigation - Vertical Bridge v. Town of Westlake.
- I.4. [25-158](#) Section 551.072: Deliberation regarding the Purchase, Exchange, Lease or Value of Real Property:
 1) 48 and 52 Girona and 34 Cortez, Westlake Entrada and
 2) Town Hall Lease.
- I.5. [25-166](#) Section 551.074(1): Deliberation regarding Personnel Matters - to deliberate the appointment, employment, evaluation, reassignment, duties, of a public officer or employee:
 Board and Commission Appointments and Reappointments
- J. **TAKE ANY ACTION, IF NEEDED, FROM EXECUTIVE SESSION ITEMS**
- K. **BOARDS AND COMMISSIONS**
- K.1. [RES 25-17](#) Discuss, consider and act to approve Resolution 25-17 to appoint and reappoint applicants to serve as members on the Town of Westlake Planning and Zoning Commission and the Westlake Development Corporation, Inc.
- K.2. [25-137](#) Appoint Planning and Zoning Commission Chair and Vice-Chair
- K.3. [25-159](#) Discuss, consider and act to make appointments to the Finance Subcommittee of Town Council
- L. **FUTURE AGENDA ITEMS**
- M. **STAFF RECAP OF COUNCIL DIRECTION**
- N. **ADJOURNMENT**

I certify that the above notice was posted on the bulletin board at Town of Westlake, Town Hall, located at 1500 Solana Blvd., Building 7, Suite 7100, Westlake, TX 76262, in compliance with the Texas Open Meetings Act, Chapter 551 of the Texas Government Code.



Town Secretary

Disabilities Notice: If you plan to attend the meeting and have a disability that requires special needs, please contact the Town Secretary's Office 48 hours in advance at Ph. 817-490-5711 and reasonable accommodations will be made to assist you.