



# City of Pflugerville

## Minutes - Final

### City Council

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Tuesday, January 27, 2026

5:00 PM

1611 Pfennig Lane

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#### Worksession

Public comment will be allowed in person at the Regular Meeting scheduled to begin at 7:00p.m.

#### 1. Call to Order

Mayor Doug Weiss called the worksession to order at 5:00pm. Mayor Pro Tem Kimberly Holiday and Councilmembers Jonathan Coffman, Ceasar Ruiz, Melody Ryan, and David Rogers were in attendance. Councilmember Rudy Metayer joined the worksession at 5:07pm.

City staff in attendance: Sereniah Breland, City Manager; James Hartshorn, Deputy City Manager; Emily Barron, Assistant City Manager; Terri Toledo, Director of Management Services; Trista Evans, City Secretary; Stan Springerley, Assistant City Attorney; Tracy Waldron, Finance Director.

#### 2. Regular Agenda

2A. [2026-0025](#) Conduct a presentation on the Finance Department.  
Mayor Weiss opened the item for discussion. Ms. Waldron introduced the team and discussed department responsibilities. Ms. Waldron reviewed previous year including a new utility billing system, invoice process improvements, and awards. Ms. Waldron reviewed data of items processed, debt management, financial reporting, and the transparency webpage. Ms. Waldron answered questions from council regarding WaterSmart and the online payment portal.

2B. [2026-0086](#) Presentation regarding the Pflugerville Community Development Corporation (PCDC) FY26 First Quarter Financial Reports.  
Mayor Weiss opened the item for discussion. Ms. Waldron reviewed the first quarter revenue for PCDC at 21% of the budget including sales tax, interest income, and other revenue. Ms. Waldron reviewed expenses at 17% of the budget including personnel, operating, development incentives, capital projects, and debt payments.

2C. [2026-0121](#) Discussion regarding potential amendments to the Master Fee Schedule.  
Mayor Weiss opened the item for discussion and provided information about an amendment to the Temporary Certificate of Occupancy (TCO) fee to allow discretion like the PAWS Director has. Mayor Pro Tem Holiday asked about equity. Mr. Metayer discussed the process. Mr. Coffman discussed the stakes of

a TCO and stated he would like to see an elevated process. Ms. Breland provided comment regarding options such as bringing it to council or giving discretion to the city manager. Ms. Ryan stated she would like to see some governance over the process. Discussion followed regarding the TCO process and fees.

**2D. 2026-0097**

1.) Executive Session Item: Consultation with legal counsel pursuant to Section 551.071 of the Texas Government Code for discussion regarding the Central Wastewater Treatment Plant Expansion project.

**Mayor Weiss read items 2D. and 2E. and stated council was retiring to executive session at 5:32pm. Mayor Weiss reconvened the meeting in open session at 6:23pm.**

**2E. 2026-0122**

1.) Executive Session Item: Consultation with legal counsel pursuant to Section 551.071 of the Texas Government Code for discussion regarding proposed settlement and release related to property located at 515 Oat Meadow Drive in an amount not to exceed \$27,000 to fully resolve Claim No. TX252749 filed through the Texas Municipal League Risk Pool.

**Mayor Weiss read items 2D. and 2E. and stated council was retiring to executive session at 5:32pm. Mayor Weiss reconvened the meeting in open session at 6:23pm.**

**3. Adjourn**

**Mayor Weiss adjourned the worksession at 6:23pm.**

**Respectfully submitted,**

**Trista Evans, City Secretary**

**Approved as submitted on February 10, 2026.**