



# City of Pflugerville

## Minutes - Final

### Tax Reinvestment Zone No. 1 Board

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Wednesday, June 25, 2025

6:00 PM

1611 Pfennig Lane

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#### Regular Meeting

#### 1. Call to Order

Board Chair Michael Martin called the meeting to order at 6:02pm. Board members Elizabeth Montoya, Robert Romig, and George Vande Werken were in attendance.

City staff in attendance: Emily Barron, Assistant City Manager ; Ashley Lobb, Deputy City Secretary; Tracy Waldron, Finance Director.

#### 2. Public Comment

There was no one present wishing to make public comment.

Public comment that is made on an item topic that is not included on the published final agenda will only be heard by the Board. No formal action, discussion, deliberation or comments will be made by the Board. Each person providing public comment will be limited to 3 minutes.

#### 3. Discuss and Consider Action

- 3A. [2025-0455](#) Discuss and consider action to approve the December 11, 2024 Meeting Minutes.

Mr. Martin opened the item. Mr. Vande Werken moved to approve the minutes. Mr. Romig seconded the motion. All voted in favor. The motion carried.

- 3B. [2025-0451](#) Discuss and consider action regarding financial reports and approval of expenditures.

Mr. Martin opened the item for discussion. Ms. Waldron answered questions on the financial reports. Ms. Waldron stated there was very little change between this quarter and last quarter.

Ms. Montoya moved to approve the financial report as presented. Mr. Vande Werken seconded the motion. All voted in favor. Motion carried.

#### 4. Discuss Only

- 4A. [2025-0452](#) Discussion regarding the quarterly development update.

Mr. Martin opened the item. Kristin Gumlet gave an overview of the quarterly development update. She discussed various projects in the City including the Falcon Pointe Subdistrict and the Colorado Sand Drive Extension.

**4B.** [2025-0453](#)

Presentation regarding the Downtown East development project.

Emily Barron gave an overview of the Downtown East Development Project. She gave an overview of the project goals and what Downtown East will look like. Emily also gave an overview of the new rec center. She gave an overview of both City Hall and the Rec Center. Emily answered questions from the board regarding goals of the project.

**4C.** [2025-0454](#)

Presentation regarding the status of the Pecan District.

Mr. Martin opened the item for discussion. Michael Piano with Presidium gave a brief update on the plan. Michael answered questions from the board regarding the project. Discussion occurred regarding the current environment and the project.

**5. Adjourn**

Mr. Martin adjourned the meeting at 6:46 pm

Respectfully submitted,

Ashley Lobb, Deputy City Secretary

Approved as \_\_\_\_\_ on October 22, 2025.