



City of Pflugerville

Minutes - Final

City Council

Tuesday, July 28, 2026

5:00 PM

1611 Pfennig Lane

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, Rudy Metayer, Melody Ryan, and David Rogers were in attendance.

City staff in attendance: James Hartshorn, City Manager; Emily Barron, Deputy City Manager; Terri Toledo, Assistant City Manager; Breanna Miller, Director of Management Services; Trista Evans, City Secretary; Mike Hayes, City Attorney; Shane Mize, Parks and Recreation Director; Matt Rector, Public Utility and Engineering Director; Ashley Bailey, Planning and Development Services Director.

2. Public Comment

There was no one present wishing to make public comment.

3. Regular Agenda

3A. [2026-0031](#)

Conduct an annual presentation on the Parks and Recreation Department.

Mayor Weiss opened the item. Mr. Mize discussed the core functions of the Parks Department and answered questions about special events from Mr. Rogers. Mr. Mize discussed the power of public spaces, Heritage Park, Gilleland Creek Park, trail improvements, and Pfluger Park. Mr. Mize discussed Lake Pflugerville Park and the positive impact of changes to some of the park rules. Mr. Mize encouraged everyone to spend time in the parks and the investment in quality of life. Mr. Mize discussed July 4th events and answered questions from Mr. Rogers. Mr. Rogers discussed the importance of the 4th of July. Mr. Coffman discussed staff's attention to the regular needs of the parks. Ms. Ryan discussed the progress in parks and improvements. Mr. Metayer discussed the positive reputation of the parks system.

3B. [2026-0738](#)

Discussion regarding Roadway Impact Fee updates to land use assumptions, capital improvements and the impact fee.

Mayor Weiss opened the item for discussion. Mr. Hartshorn stated in review of previous conversations staff will bring back an item to the next agenda to maintain the same impact fees and have an opportunity next year to review the fees with more information. Mr. Metayer agreed and stated the concern was how it would impact growth and development. Mr. Coffman discussed potential impact of changes in other city fees. Mr. Rogers stated he is happy to hear it will not be increasing, but should look at reducing the fees. Ms. Ryan discussed wanting to see the data and growth projections and different amounts in service areas depending on what should be incentivized. Mr. Metayer discussed giving council and staff a year to review the concerns and the needs.

3C. [2026-0741](#)

Discussion regarding Municipal Management Districts (MMD) and New Sweden MUD #2 transitioning to a MMD.

Mayor Weiss opened the item for discussion and stated council was retiring to executive session at 5:57pm. Mayor Weiss reconvened the meeting in open session at 6:08pm. Ms. Bailey reviewed municipal utility districts and municipal management districts. Ms. Bailey discussed the process and tax implications, and eligible improvements. Ms. Bailey reviewed the proposed New Sweden MUD #2 to go to a municipal managed district, discussed the process, and reviewed the concept plan. Ms. Bailey answered questions from council regarding governance structure, project, and the process.

Applicant Matt Tiemann discussed the tools in a municipal management district and the intent of the proposal. Mr. Tiemann answered questions from council about the location, infrastructure, and water service. Mayor Weiss stated they need to understand the return on investment on the development and is concerned about the speed of development. Mr. Metayer discussed the importance of being able to shape the area and wanting more information on legal parameters.

3D. [2026-0730](#)

Discussion regarding July 4th city events.

Mayor Weiss opened the item. Mr. Rogers stated council only talked about the July 4th celebration twice and discussed a previous meeting with the Veterans Advisory Task Force about fireworks and disappointment that it did not occur. Mr. Rogers shared Councilmember Ruiz's comments about disappointment in not having an alternate event. Mr. Rogers discussed how to make amends and making sure it does not happen again. Mr. Rogers discussed the requirements of the budget message and where the process has fallen short. Mr. Rogers stated an important community decision did not receive the deliberation it deserved and discussed the importance of transparency and clarity.

3E. [2026-0731](#)

1.) Executive Session Item: Executive Session Item: Deliberation of personnel matters regarding the appointment, employment, evaluation, reassignment, and duties of City Manager pursuant to Section 551.074 of the Texas Government Code.

There was no discussion on the item.

3F. [2026-0733](#)

1.) Executive Session Item: Discussion of personnel matters pursuant to Section 551.074 of the Texas Government Code regarding

performance evaluation of the City Attorney.

There was no discussion on the item.

3G. [2026-0752](#)

1.) Executive Session Item: Pursuant to Chapter 551.072 of the Texas Government Code, deliberations regarding the purchase, exchange, lease, transfer and/or sale of real property related to the Limestone Commercial to Pfluger Farm Lane North Project.

There was no discussion on the item.

4. Adjourn

Mayor Weiss adjourned the worksession at 7:06pm.

Respectfully submitted,

Trista Evans, City Secretary

Approved as _____ on August 11, 2026.