

**WORK SESSION AGENDA OF THE CITY COUNCIL OF
HURST, TEXAS
CITY HALL, 1505 PRECINCT LINE ROAD
FIRST FLOOR CONFERENCE ROOM
TUESDAY, APRIL 28, 2026 – 5:15 P.M.**

I. Call to Order

II. Informational Items

- **Update and discussion of upcoming Calendar Items**
- **Presentation and discussion by Dunaway Associates, LLC for Central Park Concept Plan**
- **Presentation and discussion by Dunaway Associates, LLC for City Gateway Sign Design**

III. Update and discussion of Regular Agenda Items

IV. Update and discussion of Agenda Item(s) 3

Conduct a Public Hearing and consider Ordinance 2624, first reading, amending Chapter 27 Section 27-21 by adding subsection 27-21(J)(7) providing regulations for pedestrian access to dumpster enclosures

V. Update and discussion of Agenda Item(s) 4

Consider Resolution 1912 declaring the expectation to reimburse with proceeds of future debt and resolving other matters incident and related thereto

VI. Update and discussion of Agenda Item(s) 5

Consider authorizing the city manager to enter into construction design document services with Dunaway Associates for citywide gateway signage

VII. Update and discussion of Agenda Item(s) 6

Consider authorizing a contract with The Retail Coach for business placement consulting services

EXECUTIVE SESSION in compliance with the provisions of the Texas Open Meetings Law, authorized by Government Code, Section 551.087 deliberation and conducting of economic development negotiations regarding financial information relative to prospective business expansion in the City; and Section 551.089 deliberation regarding the deployment, or specific occasions for implementation, of security personnel, critical infrastructure, or security devices; and to reconvene in Open Session at the conclusion of the Executive Session

VIII. ADJOURNMENT

Posted by: _____

This the 22nd day of April 2026, by 5:00 p.m., in accordance with Chapter 551, Texas Government Code.

Any item on this posted agenda could be discussed in executive session as long as it is within one of the permitted categories under sections 551.071 through 551.076 and section 551.087 of the Texas Government Code.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at (817) 788-7041 or FAX (817) 788-7054, or call TDD 1-800-RELAY-TX (1-800-735-2989) for information or assistance.

**REGULAR MEETING AGENDA OF THE CITY COUNCIL OF HURST, TEXAS
CITY HALL, 1505 PRECINCT LINE ROAD
TUESDAY, APRIL 28, 2026**

AGENDA:

5:15 p.m. - Work Session (City Hall, First Floor Conference Room)

6:30 p.m. - City Council Meeting (City Hall, Council Chamber)

CALL TO ORDER

INVOCATION (Councilmember Cathy Brotherton)

PLEDGE OF ALLEGIANCE

PRESENTATION(S) AND PERSON(S) TO BE HEARD

1. Presentation by Alliance for Children regarding their program and how they partner with the City

CONSENT AGENDA

2. Consider approval of the minutes for the April 14, 2026 Council meetings

PUBLIC HEARING(S) AND RELATED ITEM(S)

3. Conduct a Public Hearing and consider Ordinance 2624, first reading, amending Chapter 27 Section 27-21 by adding subsection 27-21(J)(7) providing regulations for pedestrian access to dumpster enclosures

RESOLUTION(S)

4. Consider Resolution 1912 declaring the expectation to reimburse with proceeds of future debt and resolving other matters incident and related thereto

OTHER BUSINESS

5. Consider authorizing the city manager to enter into construction design document services with Dunaway Associates, LLC for citywide gateway signage
6. Consider authorizing a contract with The Retail Coach for business placement consulting services
7. Review of upcoming calendar items

8. City Council Reports - Items of Community Interest

PUBLIC INVITED TO BE HEARD – A REQUEST TO APPEAR CARD MUST BE COMPLETED AND RETURNED TO THE CITY SECRETARY TO BE RECOGNIZED. CITIZEN COMMENTS ARE LIMITED TO A MAXIMUM OF 3 MINUTES PER SPEAKER

EXECUTIVE SESSION in compliance with the provisions of the Texas Open Meetings Law, authorized by Government Code, Section 551.087 deliberation and conducting of economic development negotiations regarding financial information relative to prospective business expansion in the City; and Section 551.089 deliberation regarding the deployment, or specific occasions for implementation, of security personnel, critical infrastructure, or security devices; and to reconvene in Open Session at the conclusion of the Executive Session

9. Take any and all action ensuing from Executive Session

ADJOURNMENT

Posted by: _____

This 22nd day of April 2026, by 5:00 p.m., in accordance with Chapter 551, Texas Government Code.

Any item on this posted agenda could be discussed in executive session as long as it is within one of the permitted categories under sections 551.071 through 551.076 and section 551.087 of the Texas Government Code.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at (817) 788-7041 or FAX (817) 788-7054, or call TDD 1-800-RELAY-TX (1-800-735-2989) for information or assistance.



City Council Staff Report

SUBJECT: Presentation by Alliance for Children regarding their program and how they partner with the City	
Supporting Documents:	
	Meeting Date: 4/28/2026 Department: Legislative and Judicial Services Reviewed by: Rita Frick City Manager Review:
Background/Budget Analysis:	
Alliance for Children representative Dr. Antoinette Oliver will provide a presentation regarding how they partner with the City and in particular the Police Department.	
Hurst Way/Strategic Priorities:	
N/A	
Recommendation:	
There is no staff recommendation.	

Minutes
Hurst City Council
Work Session
Tuesday, April 14, 2026

On the 14th day of April 2026, at 5:30 p.m., the City Council of the City of Hurst, Texas, convened in Work Session at City Hall, 1505 Precinct Line Road, Hurst, Texas, with the following members present:

Henry Wilson	)	Mayor
Jon McKenzie	)	Mayor Pro Tem
Cathy Brotherton	)	Councilmembers
John Miller)	
Gary N. Waldron)	
Trasa Cobern)	
Jimmy Meeks)	
Clay Caruthers	)	City Manager
Matthew Boyle	)	City Attorney
Malaika Marion Farmer	)	Assistant City Manager
Rita Frick	)	City Secretary
Robert Saucedo	)	Executive Director of Public Works
Chris Connolly	)	Executive Director of Economic Development
Mark Bruner	)	Assistant Police Chief

With the following Councilmembers absent: none, constituting a quorum; at which time, the following business was transacted:

I. Call to Order - The meeting was called to order at 5:30 p.m.

The work session items were discussed in the following order II, III, VI, IV, V, VII VIII and IX.

II. Informational Items

- **Update and discussion of upcoming Calendar Items** – City Secretary Rita Frick reviewed upcoming calendar events and Assistant City Manager Malaika Marion Farmer provided details of the upcoming Hurst Gives Back event. City Manager Clay Caruthers also noted staff plans to bring forward for consideration Council meeting on Mondays in the future.

III. Update and discussion of Regular Agenda Items

IV. Update and discussion of Agenda Item(s) 4

Consider Ordinance 2623, first and final reading, amending Chapter 26-46 – Lawn and Landscape Irrigation Restrictions of the Hurst Code of Ordinances

Executive Director of Public Works Robert Saucedo briefed Council on the proposed ordinance noting it will allow enforcement of current conservation measures for violation of the lawn and landscape irrigation restrictions. He noted the Fort Worth Uniform Wholesale Water Contract which requires wholesale water customers to institute, apply, and enforce the same conservation measures and irrigation restrictions as adopted by the City of Fort Worth.

V. Update and discussion of Agenda Item(s) 5

Consider Resolution 1911 authorizing the city manager to approve the conveyance of an easement to Trinity River Authority of Texas for Walker-Calloway Sewer Phase 5 Project

Executive Director of Public Works Robert Saucedo briefed Council on the proposed resolution noting the Trinity River Authority (TRA) is finishing the design of 5,900 feet of 24-inch wastewater main along the Walker-Calloway Branch Outfall and due to the improvements, needs to obtain a permanent easement and a temporary construction easement located at 161 Billy Creek Drive. City Manager Clay Caruthers noted this is one of the City's major outfalls. In response to Council questions Mr. Saucedo stated the City is being paid for the easement.

VI. Update and discussion of Agenda Item(s) 6

Consider authorizing the city manager to enter into a contract with Catalyst Commercial to develop a future land use plan for the Pipeline Road Corridor

Assistant City Manager Malaika Marion Farmer briefed Council on the proposed contract with Catalyst Commercial to develop a future land use plan for the Pipeline Road corridor to encourage redevelopment in area. Ms. Farmer also noted the update to the zoning map to update for the vision in the area. She stated the City has worked with Jason Claunch on the 2014 Sustainability Plan and he has done many great projects in the metroplex. In response to Council questions, City Manager Clay Caruthers noted there will be public input meetings. He also noted he received interest from a group considering a private school at the Pipeline Church and recommended they attend this evening to hear about the Catalyst plan. He stated the study will be helpful but is not a guarantee of what will be developed.

VII. Update and discussion of Agenda Item(s) 7

Consider authorizing the city manager to enter into a contract with McMahon Contracting for Brown Trail Construction Improvements Project

Executive Director of Public Works Robert Saucedo briefed Council on the project to reconstruct Brown Trail from Queens Way to the northern city limits noting staff has coordinated with the HEB ISD for the best timing for the least impact to the school year. City Manager Clay Caruthers noted tough timing due to the school construction but that the school district would like the work done and the disruption of the school year should be a couple of weeks. He also noted a public meeting held at the school regarding the project and about 18 people were in attendance. Mr. Saucedo reviewed the new crosswalk placement in front of L.D. Bell High School noting it will better align with the front of the new building.

VIII. Update and discussion of Agenda Item(s) 8

Consider ratifying the city manager's authorization for emergency erosion repairs at 3102 Oakview Dr.

Executive Director of Public Works Robert Saucedo briefed council on the erosion repairs at 102 Oakview Drive around the stormwater outfall noting the extent of erosion and that it appears to be progressing rapidly. He noted he did the engineering in house and they hope to build and finish before heavy rains.

IX. Update and discussion of Agenda Item(s) 9

Consider ratifying the city manager's authorization for emergency repairs of pump station No. 4 at 1233 Hurstview Drive

Executive Director of Public Works Robert Saucedo briefed Council on the emergency repairs of pump station No. 4 noting ongoing issues. He stated the motor gave out and as repairs began it was discovered that the cast iron piping on the well was also failing. He reviewed the necessary repairs and receipt of a new well motor that was defective causing additional delays and work to be performed, and noted all repairs were needed to ensure that the deepest well would be operational when the extra water source is needed.

EXECUTIVE SESSION in compliance with the provisions of the Texas Open Meetings Law, authorized by Government Code, Section 551.087 deliberation and conducting of economic development negotiations regarding financial information relative to prospective business expansion in the City, and Section 551.071 consultation with the City Attorney regarding pending litigation (BOA Dev Co, LLC v. Hurst, et al.) and to reconvene in Open Session at the conclusion of the Executive Session

Mayor Wilson recessed the meeting at 5:41 p.m. in compliance with the provisions of the Texas Open Meetings Law, authorized by Government Code, Section 551.087 deliberation and conducting of economic development negotiations regarding financial information relative to prospective business expansion in the City, and Section 551.071 consultation with the City Attorney regarding pending litigation (BOA Dev Co, LLC v. Hurst, et al.) and reconvened open session at 5:52 p.m.

X. ADJOURNMENT –The Work Session adjourned at 6:13 p.m.

APPROVED this the 28th day of April 2026.

ATTEST:

APPROVED:

Rita Frick, City Secretary

Henry Wilson, Mayor

City Council Minutes
Tuesday, April 14, 2026

On the 14th day of April 2026, at 6:30 p.m., the City Council of the City of Hurst, Texas, convened in a Regular Meeting at City Hall, 1505 Precinct Line Road, Hurst, Texas, with the following members present:

Henry Wilson	)	Mayor
Jon McKenzie	)	Mayor Pro Tem
Cathy Brotherton	)	Councilmembers
John Miller)	
Gary N. Waldron)	
Trasa Cobern)	
Jimmy Meeks)	
Clay Caruthers	)	City Manager
Matthew Boyle	)	City Attorney
Malaika Marion Farmer	)	Assistant City Manager
Clayton Fulton	)	Assistant City Manager
Rita Frick	)	City Secretary
Robert Saucedo	)	Executive Director of Public Works
Michelle Lazo	)	Executive Director of Planning and Development
Mark Bruner	)	Assistant Police Chief
Brent Craft	)	Fire Chief

With the following Councilmembers absent: none, constituting a quorum; at which time, the following business was transacted:

The meeting was called to order at 6:30 p.m. and Councilmember Meeks gave the Invocation. The Pledge of Allegiance and Texas Pledge were given.

PERSON(S) TO BE HEARD

1. Taylor Kamps requested to speak regarding follow-up discussions on the ongoing traffic issues on W. Pleasantview Drive

Mayor Wilson recognized Ms. Taylor Kamps, 429 W. Pleasantview Drive, who presented a PowerPoint presentation depicting traffic volumes on her street at different times of the day. Ms. Kamps expressed the frustration she and her neighbors are experiencing from the continued construction traffic, speeding, unsafe pedestrian crossings, disregard for stop signs and accidents. She requested Council action to address the resident's concerns and suggested the addition of speed humps, lower speed limits, additional signage, solar powered stop sign and lights. Ms. Kamps also questioned maintenance plans for the street due to the additional traffic and wear on the road. She stated they are requesting traffic studies before the construction and a study after. Mayor Wilson also recognized the following individuals who also expressed their concerns regarding the traffic congestion and safety for their selves and children: Donna Newhouse, 423 W. Pleasantview Drive; Carla Prothro, 452 W. Pleasantview Drive; Kristina Hill, 520 W. Pleasantview Drive; Jessica Brown, 453 Circleview Drive South; Molly Terronez, 401 W. Pleasantview Drive; and Esmerelda

Hagerman 416 W. Pleasantview Drive.

Mayor Wilson stated the Council has a good sense of the problem. City Manager Clay Caruthers introduced NTE Public Relations Manager Tommy Williams who provided the timeline for construction completion and efforts to coordinate and communicate detours and closures. City Manager Clay Caruthers also noted the numerous communications between the school district, highway department and contractors to try and mitigate the traffic issues. He stated he hears the residents' concerns and will revisit all available options to seek possible solutions. Ms. Kamps also requested the area be considered a 25mph school zone.

CONSENT AGENDA

2. Consider approval of the minutes for the March 24 and 27, 2026 Council meetings
3. Consider Ordinance 2622, second reading, to consider a Site-2025-00013, Gulf Coast Pavers, a Site Plan on Lot 1R1, Block 3 Hurstview Addition, being 1.48 acres located at 400 W. Hurst Boulevard

Mayor Pro Tem McKenzie moved to approve the consent agenda. Motion seconded by Councilmember Meeks. Motion prevailed by the following vote:

Ayes: Councilmembers McKenzie, Brotherton, Miller, Waldron, Cobern and Meeks
No: None

ORDINANCE(S)

4. Consider Ordinance 2623, first and final reading, amending Chapter 26-46 – Lawn and Landscape Irrigation Restrictions of the Hurst Code of Ordinances

Executive Director of Public Works Robert Saucedo reviewed the proposed ordinance noting it will there are enforcement procedures for violation of the lawn and landscape irrigation restrictions. He noted the Fort Worth Uniform Wholesale Water Contract which requires wholesale water customers to institute, apply, and enforce the same conservation measures and irrigation restrictions as adopted by the City of Fort Worth. In response to Council questions Mr. Saucedo stated code enforcement will have the responsibility to enforce and a violation could be reported by a citizen or public works discovering the violation.

Councilmember Miller moved to approve Ordinance 2623, first and final reading, amending Chapter 26-46 of the Hurst Code of Ordinances. Motion seconded by Councilmember Meeks. Motion prevailed by the following vote:

Ayes: Councilmembers McKenzie, Brotherton, Miller, Waldron, Cobern and Meeks
No: None

RESOLUTION(S)

5. Consider Resolution 1911 authorizing the city manager to approve the conveyance of an easement to Trinity River Authority of Texas for Walker-Calloway Sewer Phase 5 Project

Executive Director of Public Works Robert Saucedo reviewed the proposed resolution noting the Trinity River Authority (TRA) is finishing the design of 5,900 feet of 24-inch wastewater main along the Walker-Calloway Branch Outfall and due to the improvements, needs to obtain a permanent easement and a temporary construction easement located at 161 Billy Creek Drive. City Manager Clay Caruthers noted this is one of the City's major outfalls. In response to Council questions, Mr. Saucedo stated the City is being paid for the easement.

Councilmember Meeks moved to approve Resolution 1911 authorizing the city manager to approve the conveyance of an easement to Trinity River Authority of Texas for 1,058 square feet for \$4,900.00. Motion seconded by Councilmember Brotherton. Motion prevailed by the following vote:

Ayes: Councilmembers McKenzie, Brotherton, Miller, Waldron, Cobern and Meeks
No: None

OTHER BUSINESS

6. Consider authorizing the city manager to enter into a contract with Catalyst Commercial to develop a future land use plan for the Pipeline Road Corridor

Assistant City Manager Malaika Marion Farmer noted the importance of redevelopment and that the City has identified Pipeline as a focus, including land banking. She stated staff recommends contracting with Catalyst Commercial to develop a future land use plan for the Pipeline Road corridor. She stated the City has worked with Jason Claunch on the 2014 Sustainability Plan and he has done many great projects in the metroplex.

Mayor Wilson recognized Catalyst Commercial President Jason Claunch who provided a project overview for the Pipeline Corridor activation plan. He noted Catalyst Commercial proposes a comprehensive corridor activation strategy to transform the corridor through market-informed planning, stakeholder engagement, and a future land use framework. He reviewed the various phases including assessment, vision and plan, and finalization and adoption. Mr. Claunch reviewed the project timeline and the project team.

Councilmember Brotherton moved to authorize the city manager to enter into a contract with Catalyst Commercial to develop a future land use plan for the Pipeline Road Corridor for an amount not to exceed \$82,290 including a 10% contingency. Motion seconded by Councilmember Waldron. Motion prevailed by the following vote:

Ayes: Councilmembers McKenzie, Brotherton, Miller, Waldron, Cobern and Meeks
No: None

7. Consider authorizing the city manager to enter into a contract with McMahon Contracting for Brown Trail Construction Improvements Project

Executive Director of Public Works Robert Saucedo reviewed the project to reconstruct Brown Trail from Queens Way to the northern city limits noting staff has coordinated with the HEB ISD for the best timing for the least impact to the school year. He noted a new crosswalk in front of L.D. Bell High School will better align with the front of the new building. In response to Council questions, City Manager Clay Caruthers noted the County bond funding assistance has been utilized on Pipeline Road and Brown Trail. Mr. Saucedo noted construction equipment is used mainly on Pleasantview and the contractors know not to utilize Brown Trail. City Manager Caruthers also noted the contractor has given support to repair Pleasantview of any needed repairs. Mr. Saucedo also noted the coordination with the school on the new crosswalk location and that it will be lighted.

Mayor Pro Tem McKenzie moved to authorize the city manager to enter into a contract with McMahon Contracting for Brown Trail Construction Improvements Project in the amount of \$2,820,831.34, with a contingency of \$79,168,66 for a total of \$2,900,000.00 and a construction contract duration of 370 calendar days. Motion seconded by Councilmember Cobern. Motion prevailed by the following vote:

Ayes: Councilmembers McKenzie, Brotherton, Miller, Waldron, Cobern and Meeks
No: None

8. Consider ratifying the city manager's authorization for emergency erosion repairs at 3102 Oakview Dr.

Executive Director of Public Works Robert Saucedo reviewed the erosion repairs at 102 Oakview Drive around the stormwater outfall noting the erosion appears to be progressing rapidly. He noted the expertise of the contract with gabion baskets and the goal to keep the area safe. Mayor Pro Tem McKenzie also noted comments in work session of the additional estimated savings of \$90,000 due to Mr. Saucedo is engineering the project in-house.

Councilmember Miller moved to ratify the city manager's emergency purchase not to exceed \$150,000.00 with Humphrey & Morton Construction for erosion repairs. Motion seconded by Councilmember Meeks. Motion prevailed by the following vote:

Ayes: Councilmembers McKenzie, Brotherton, Miller, Waldron, Cobern and Meeks
No: None

9. Consider ratifying the city manager's authorization for emergency repairs of pump station No. 4 at 1233 Hurstview Drive

Executive Director of Public Works Robert Saucedo reviewed the emergency repairs of pump station No. 4 noting this is the City's deepest well. He stated the motor gave out and as repairs began it was discovered that the cast iron piping on the well was also failing. He reviewed the necessary repairs and receipt of a new well motor that was defective causing additional delays and work to be performed and noted all repairs were needed to ensure that

the deepest well would be operational when the extra water source is needed.

Councilmember Meeks moved to ratify the city manager's emergency purchases not to exceed \$305,000.00 with Millican Well Service for repairs to well no. 7 at pump station no 4. Motion seconded by Councilmember Brotherton. Motion prevailed by the following vote:

Ayes: Councilmembers McKenzie, Brotherton, Miller, Waldron, Cobern and Meeks

No: None

10. Review of upcoming calendar items – Assistant City Manager Malaika Farmer reviewed the Future Event Calendar noting City offices will be closed on Memorial Day. She also noted the City's website is a great place find out about all City events.
11. City Council Reports - Items of Community Interest – Councilmember Cobern expressed her pleasure of the recent Eggstravaganza and Sensory Friendly Events. Councilmember Miller also noted how well The Coffee Shop on Pipeline Road was done by Chris Connolly and volunteers. Councilmember Meeks expressed to Ms. Taylor Kamps that he was touched by her comments and assured her she was heard this evening.

PUBLIC INVITED TO BE HEARD – A REQUEST TO APPEAR CARD MUST BE COMPLETED AND RETURNED TO THE CITY SECRETARY TO BE RECOGNIZED. CITIZEN COMMENTS ARE LIMITED TO A MAXIMUM OF 3 MINUTES PER SPEAKER

Mayor Wilson recognized TCC Texas Government students in attendance.

EXECUTIVE SESSION in Compliance with the Provisions of the Texas Open Meetings Law, authorized by Government Code, Section 551.087 deliberation and conducting of economic development negotiations regarding financial information relative to prospective business expansion in the City, and Section 551.071 consultation with the City Attorney regarding pending litigation (BOA Dev Co, LLC v. Hurst, et al.) and to reconvene in Open Session at the conclusion of the Executive Session. Mayor Wilson did not recess to Executive Session.

12. Take any and all action ensuing from Executive Session – No action was taken.

ADJOURNMENT

The meeting was adjourned at 8:07 p.m.

APPROVED this the 14th day of April 2026.

ATTEST:

APPROVED:

Rita Frick, City Secretary

Henry Wilson, Mayor



City Council Staff Report

SUBJECT: Conduct a Public Hearing and consider Ordinance 2624, first reading, amending Chapter 27 Section 27-21 by adding subsection 27-21(J)(7) providing regulations for pedestrian access to dumpster enclosures	
Supporting Documents:	
Ordinance 2624 Legal notice Enclosure details – Exhibit “A”	Meeting Date: 4/28/2026 Department: Planning and Development Reviewed by: Michelle Lazo City Manager Review:
Background/Budget Analysis:	
<p>City staff is proposing to amend Chapter 27-21(j) of the Hurst Code of Ordinances by adding Section (j)(7). The dumpster enclosure amendments are intended to provide convenient, safe, and authorized access to dispose of daily trash without having to open the large, heavy main gates designed for garbage trucks. The large doors are frequently left open and trash is permitted to blow around the complex and neighborhood.</p> <p>A separate, smaller pedestrian door can be secured with a keycard, keypad, or key lock, ensuring that only authorized people can enter. This helps prevent illegal dumping by unauthorized individuals and keeps strangers out of the dumpster area. It separates pedestrian foot traffic from heavy vehicle traffic. When access is quick and easy, the main, larger gates are more likely to remain locked, deterring the public from throwing large objects away, which can lead to overcapacity, overflow, and costly fees.</p> <p>Commercial businesses will be required to construct all new dumpsters according to the new adopted details. Multi-family properties will have one year after adoption to bring the complex into compliance.</p>	
Hurst Way/Strategic Priorities:	
Amending this zoning chapter is a direct representation of Council’s goal of Community and Economic Vitality .	
Recommendation:	
Based upon Planning and Zoning Commission vote of 4-0, the recommendation is City Council move to approve Ordinance 2624, first reading, amending Chapter 27 Section 27-21 by adding subsection 27-21(j)(7) providing regulations for pedestrian access to dumpster enclosures.	

ORDINANCE 2624

AN ORDINANCE AMENDING THE CITY OF HURST CODE OF ORDINANCES SECTION 27-21 BY ADDING SUBSECTION 27-21(j)(7) PROVIDING REGULATIONS FOR PEDESTRIAN ACCESSIBILITY TO DUMPSTER ENCLOSURES PROVIDING A CLAUSE RELATING TO SEVERABILITY; PROVIDING A SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Hurst is authorized to regulate the use of land in order to lessen congestion, secure public safety, and promote health and general welfare among other reasons; and

WHEREAS, the City Council wishes to adopt special development controls relative to dumpster screening and enclosures requirements to maintain the quality and integrity of neighborhood aesthetics; and

WHEREAS, all constitutional, statutory, and legal prerequisites for the passage of this Ordinance have been met, including but not limited to the Open Meetings Act; and

WHEREAS, the City is a Home Rule municipality having full powers of self-government and may enact ordinances relative to its citizens' health, safety, and welfare that are not inconsistent with the Constitution and laws of the State of Texas; and

WHEREAS, the City Council finds that there is a public necessity for the enactment of this ordinance; and

WHEREAS, the City Council finds that regulation of dumpster screening as provided for herein enhances the aesthetic beauty and quality of life of the Citizens of Hurst and is in the best interests of the health, safety, and welfare of the public.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HURST, TEXAS:

Section 1. **THAT** all matters stated hereinabove are found to be true and correct and are incorporated herein by reference.

Section 2. **THAT** Chapter 27, Zoning shall be amended by the addition of new section, 27-21(j)7 to read as follows:

Sec. 27-21 (j)

(7) A pedestrian side access door shall be required. The access door must be a minimum of 3 feet in width and 7 ft. in height and a gate easily accessible to a pedestrian. All multifamily complexes shall be brought into compliance within twelve months of the approval of this ordinance.

Section 3. **THAT** this ordinance shall be cumulative of all other ordinances of the City of Hurst, Texas, and shall not repeal any of the provisions of said ordinances except in those instances where provisions of those ordinances which are in direct conflict with the provisions of this ordinance.

Section 4. **THAT** any person who fails to comply with any of the provisions of this ordinance shall be deemed guilty of a misdemeanor and upon conviction thereof shall be fined in a sum not to exceed Two Thousand Dollars (\$2,000.00) and a separate offense shall be deemed committed upon each day during or on which a violation occurs or continues.

Section 5. **THAT** if any section, article, paragraph, sentence, clause, phrase or word in this ordinance, or application thereto any person or circumstances is held invalid or unconstitutional by a Court or competent jurisdiction, such holding shall not affect the validity of the remaining portions of this ordinance; and the City Council hereby declares it would have passed such remaining portions of the ordinance despite such invalidity, which remaining portions shall remain in full force and effect.

Section 6. **THAT** all ordinances or any parts thereof in conflict with the terms of this ordinance shall be and hereby are deemed repealed and of no force or effect.

Section 7. **THAT** this ordinance shall become effective from and after the date of its final passage.

AND IT IS SO ORDERED.

Passed on the first reading this the 28th day of April 2026 by a vote of _ to _.

Approved on the second reading this the 12th day of May 2026 by a vote of _ to _.

ATTEST:

CITY OF HURST

Rita Frick, City Secretary

Henry Wilson, Mayor

Approved as to form and legality:

City Attorney

LEGAL NOTICE

A PUBLIC HEARING WILL BE HELD BY THE CITY OF HURST CITY COUNCIL ON TUESDAY, APRIL 28, 2026 AT 6:30 P.M. AT THE HURST CITY HALL AT 1505 PRECINCT LINE ROAD TO CONSIDER AMENDING THE CITY OF HURST CODE OF ORDINANCES CHAPTER 27 SECTION 27-21 BY ADDING SUBSECTION 27-12(j)(7) PROVIDING REGULATIONS FOR PEDESTRIAN ACCESS TO DUMPSTER ENCLOSURES; PROVIDING A CLAUSE RELATING TO SEVERABILITY; PROVIDING A SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE DATE

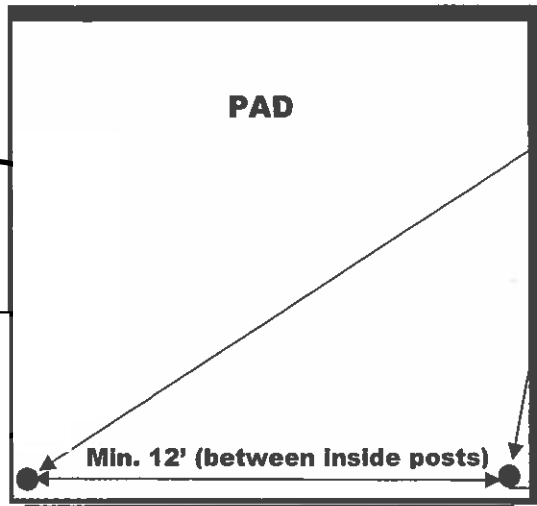
EXHIBIT A



3' wide by 7' tall w/ gate

Minimum 12' (inside wall to inside wall)

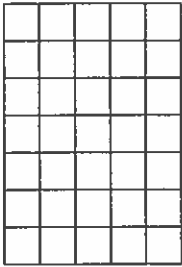
Minimum 14' (outside wall to outside wall)



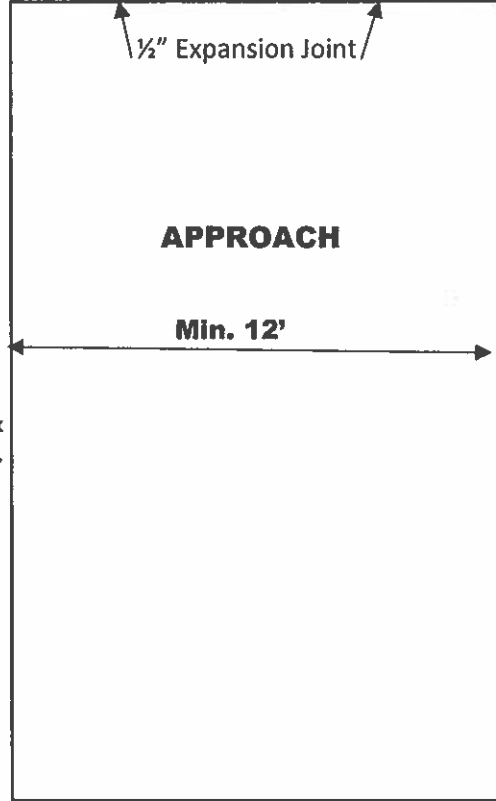
POSTS shall be:

1. Min. 6" diameter still casing pipe
2. Filled with min. 2000 psi concrete
3. Min. 5' long with min. 2' buried

PAD AND APPROACH NOTES

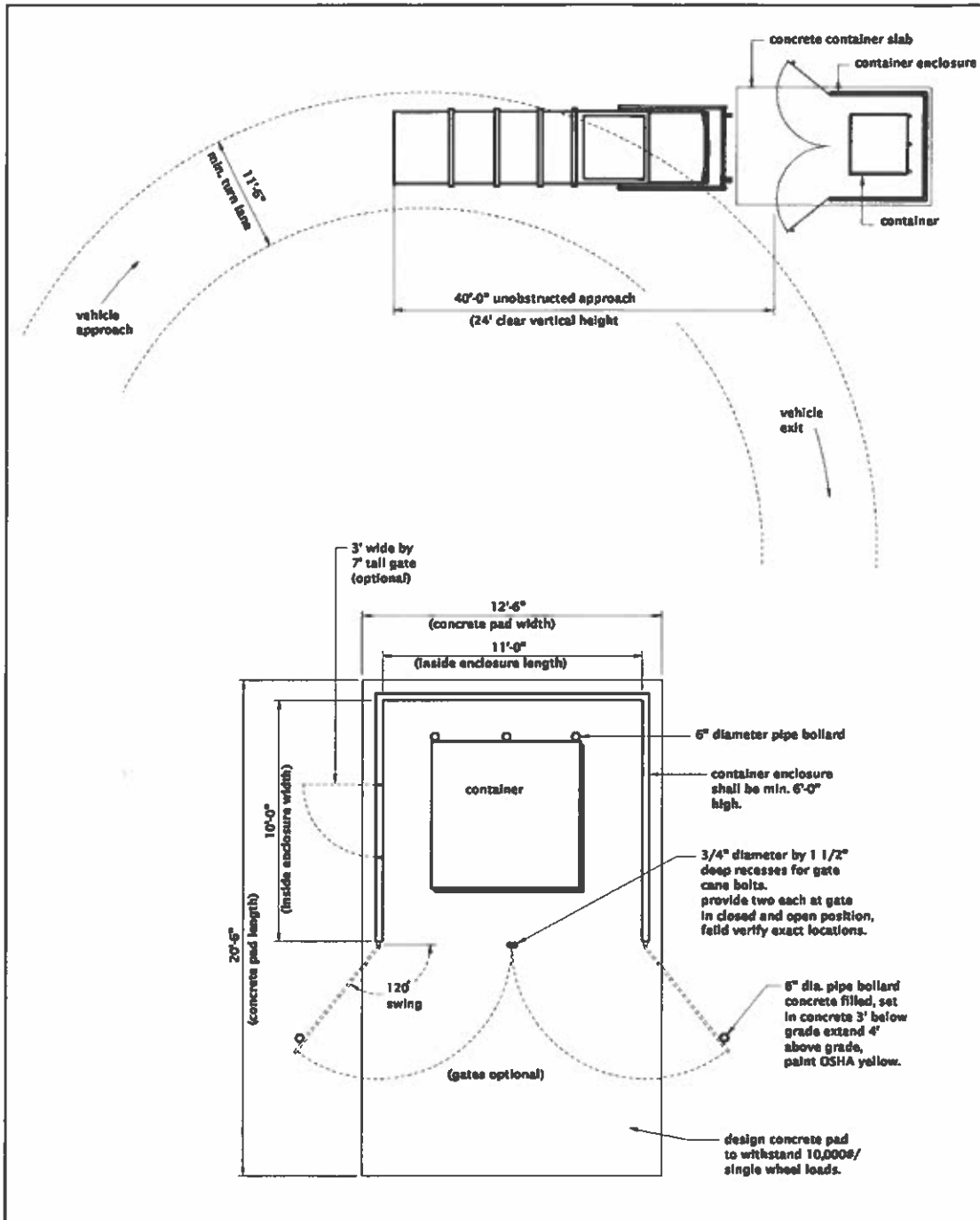


1. Steel @ 18" oc with plastic chairs.
2. Sloped a minimum of 1/8" per foot
3. Concrete to be a minimum 5 sack mix
4. 3,000 psi, placed on 2" sand cushion.
5. Subgrade shall be compacted to 95% of the standard proctor density.
6. Pad = minimum 4" thick w/ 3/8" rebar
7. Approach = 6" thick w/ 1/2" rebar



1. The pad / enclosure shall be located a minimum of thirty (30) feet from all residential lots.
2. There shall be no overhead / hanging wires within twenty-three (23) feet & seven (7) inches of the enclosure and/or required approach.
3. A driveway or parking lot abutting the approach having a minimum of twenty-two (22) feet in width is required, and must be capable of supporting vehicles of sixty-four thousand (64,000) pounds gross vehicle weight.
4. A turnaround area of at least thirty (30) feet minimum turning radius or another accessible safe exit for the truck is required.
5. The angle between the dumpster access line of travel and the direction to the container shall not exceed forty-five (45) degrees.
6. Minimum inside curve radii shall be thirty-five (35) feet, and the minimum outside curve radii shall be fifty-seven (57) feet.
7. Driveway grade shall not exceed six (6) percent.
8. A minimum eight (8) foot solid wood or metal gate for the purpose of access is required.

REFUSE CONTAINERS – ACCESS & ENCLOSURE





City Council Staff Report

SUBJECT: Consider Resolution 1912 declaring the expectation to reimburse with proceeds of future debt and resolving other matters incident and related thereto	
Supporting Documents:	
Resolution 1912	Meeting Date: 4/28/2026 Department: Fiscal Services Reviewed by: Clayton Fulton City Manager Review:
Background/Budget Analysis:	
<p>In 2024, City Council authorized the city manager to order a replacement pumper for a fire apparatus that was on schedule to be replaced. The pumper was ordered in 2024 with anticipation of delivery sometime in 2026. Lead times for fire trucks have increased significantly since the pandemic and continue to be significant. The pumper is nearing completion and is undergoing final testing. We anticipate delivery sometime in mid to late May.</p> <p>When the order was placed, staff was planning to utilize declining debt service associated with prior short-term financing for prior fire apparatus purchases. As discussed during our Strategic Planning retreat; staff plans to backfill debt capacity for maintaining our infrastructure which includes our fire apparatus. The pumper and associated equipment will cost approximately \$1.2 million and will fit within our existing I&S tax rate. The invoice will be due prior to the receiving any bond proceed from the contemplated 2026 issuance. The attached resolution will allow the City to be reimbursed if we incur costs prior to delivery of bond proceeds.</p>	
Hurst Way/Strategic Priorities:	
<p>Funding for this project will come from the City’s I&S tax rate that will be approved through the budget and tax rate process and was approved by the voters. The preliminary tax rate scenarios fall in line with our debt policy and is consistent with the Hurst Way and Strategic Plan. In particular, this project is supported by the strategic priorities of Public Safety, Infrastructure, and Innovation.</p>	
Recommendation:	
<p>Staff recommends City Council approve Resolution 1912 declaring the expectation to reimburse with proceeds of future debt and resolving other matters incident and related thereto.</p>	

RESOLUTION 1912

A RESOLUTION DECLARING EXPECTATION TO REIMBURSE EXPENDITURES WITH PROCEEDS OF FUTURE DEBT

WHEREAS, the City of Hurst, Texas (the "Issuer") intends to issue debt for the purchase of fire-fighting apparatus and associated equipment (the "Project") and has made or will make certain capital expenditures with respect to the Project and currently desires and expects to reimburse the capital expenditures with proceeds of such debt; and

WHEREAS, under Treas. Reg. § 1.150-2 (the "Regulation"), to fund such reimbursement with proceeds of tax-exempt obligations, the Issuer must declare its expectation to make such reimbursement; and

WHEREAS, the Issuer desires to preserve its ability to reimburse the capital expenditures with proceeds of tax-exempt obligations.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HURST, TEXAS:

Section 1. **THAT** the Issuer reasonably expects to reimburse capital expenditures with respect to the Project with proceeds of debt hereafter to be incurred by the Issuer, and that this resolution shall constitute a declaration of official intent under the Regulation. The maximum principal amount of obligations expected to be issued for the Project is \$1,500,000.

AND IT IS SO RESOLVED.

Passed and approved this the 28th day of April 2026.

ATTEST:

CITY OF HURST

Rita Frick, City Secretary

Henry Wilson, Mayor

Approved as to form and legality:

City Attorney



City Council Staff Report

SUBJECT: Consider authorizing the city manager to enter into construction design document services with Dunaway Associates for citywide gateway signage

Supporting Documents:

Meeting Date: 4/28/2026
Department: Community Services
Reviewed by: Kyle Gordon
City Manager Review:

Background/Budget Analysis:

On June 11, 2024, the City Council authorized an agreement with Dunaway Associates, LLC to develop conceptual design alternatives for new monument signage at key gateways and high-visibility corridors throughout the City.

Following completion of this phase, staff worked with Dunaway to refine a cohesive gateway program consisting of four sign types to be deployed across six to nine strategic locations. The proposed system establishes consistent architectural forms, materials, and branding elements that reinforce the City’s identity and enhance overall community aesthetics.

The next phase of work includes preparing construction design documents, providing bidding assistance, and providing construction administration services necessary to advance the project into implementation. Dunaway’s scope includes preparation of 75% and final construction documents signed and sealed by licensed professionals in the State of Texas; landscape architecture plans, sections, elevations, and details; structural engineering and foundation design; electrical design, including integration of solar-powered lighting; bidding support, including bid tabulation and recommendation for award; and construction phase services, including submittal review and site observations, as authorized by the City.

The proposed fee structure is as follows:

- Construction Design Documents: \$29,000
- Administration, Bidding, and Construction Phase Services: \$15,500
- Total Not-to-Exceed Fee: \$44,500

This scope represents a continuation of professional services already initiated with Dunaway Associates. Utilizing the original design consultant throughout the project ensures continuity of design intent, efficiency in project delivery, and reduces overall project risk as the City advances into the construction phase.

Funding for this phase of document development is available within existing project allocations, including \$17,000 from the Community Services Development Corporation project fund for monument sign redevelopment and \$27,500 from Special Projects funding designated for

community redevelopment opportunities. The design process is expected to take approximately six months to complete.

The Parks and Recreation Board reviewed the project at their April 16, 2026 meeting.

Hurst Way/Strategic Priorities:

In an effort to remain a vibrant community, this project addresses the City Council's Strategic Priorities for **Community and Economic Vitality, Infrastructure, Innovation, and Leadership** by reinvesting in the City's gateway signage.

Recommendation:

Staff recommends City Council **authorize the city manager to enter into an agreement with Dunaway Associates, LLC, for construction design documents services for citywide gateway signage for an amount not to exceed \$44,500.**



City Council Staff Report

SUBJECT: Consider authorizing a contract with The Retail Coach for business placement consulting services	
Supporting Documents:	
	Meeting Date: 4/28/2026 Department: Economic Development Reviewed by: Chris Connolly City Manager Review:
Background/Budget Analysis:	
<p>Efforts to engage retail representatives have shifted in recent years. Previously, cities could attract retail chains and developers by providing traffic counts, demographics, and basic market data. Today, gaining direct access to retailer decision-makers increasingly depends on established relationships with site selectors.</p> <p>The Retail Coach provides services that identify a community’s strengths and weaknesses related to retail recruitment, and highlighting competitive advantages over surrounding cities. After conducting a market analysis, The Retail Coach identifies retail opportunities, redevelopment potential, and infill prospects for second and third generation vacant properties. The consultants also maintain direct relationships with industry brokers who play a key role in site selection.</p> <p>By engaging The Retail Coach, the City of Hurst can discontinue previous partnerships, resulting in a budget-neutral expense. The cost of is \$31,000 annually.</p>	
Hurst Way/Strategic Priorities:	
Staff believes this purchase focuses on the Financial Sustainability, Customer Service and Public Service aspects of the Hurst Way.	
Recommendation:	
Staff recommends City Council authorize a contract with The Retail Coach not to exceed \$31,000.	

Future Events Calendar

April 28, 2026

Regular City Council meetings are held on the second and fourth Tuesday of each month. Following are additional meetings, canceled meetings and public event dates.

<u>DATE AND TIME</u>	<u>ACTIVITY</u>
Monday, May 25, 2026	City Hall Offices closed in observance of Memorial Day