

# **City of Meadowlakes**

## **AGENDA**

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### **City Council Meeting**

**Tuesday, May 20, 2025 – 6:00 p.m.**

**Totten Hall, Meadowlakes Municipal Offices**

**177 Broadmoor St., Meadowlakes, Texas**

**Notice is hereby given that a Meeting of the City Council of the City of Meadowlakes, Texas, will be held on Tuesday, May 20, 2025, at 6:00 p.m. at Totten Hall, Meadowlakes Municipal Building, Meadowlakes, Texas, at which time the following subjects will be discussed, to wit:**

- 1. CALL TO ORDER AND QUORUM DETERMINATION**
- 2. PLEDGE OF ALLEGIANCE AND PRAYER**
- 3. CITIZEN COMMENTS** *(Limited to 15 minutes total on general subjects and agenda-related items.) Citizens wishing to address the Council must complete an "Application to Address," which must be submitted to the City Secretary at least thirty (30) minutes before the commencement of the City Council Meeting, and each speaker will be limited to a maximum speaking time of three (3) minutes.*
- 4. MONTHLY STANDARD LIVE REPORTS** *(Progress and Status Reports Only.)*
  - A. Operations in general (De Roos)**
    1. Briefing on current utility operations
    2. Ordinance and Animal Control Report
    3. Patrol Activity Report
    4. Building Committee Report
  - B. Briefing on Golf (De Roos)**
- 5. CONSENT ITEMS** *(The items listed are considered routine and non-controversial by the City Council and may be approved by a single motion of the Council. No separate discussion or action on any of the items is necessary unless the Council desires, at which time the select item(s) may be discussed separately under consent items and separate motion(s).)*
  - A. Minutes of the prior Council Meetings**
  - B. April 2025 Financial Statements**
- 6. OLD BUSINESS**
  - A. Discussion: Update on Renovations of Wastewater Treatment Plant and use of SLFRF**
  - B. Discussion: Community Center Update including the following:**
    1. Update on the budget for new community center complex. (De Roos)

- 2. Other Community Center-related matters (De Roos)
- C. Discussion/Action: Authorize City Manager De Roos to enter contract with Municode/Civic Plus for Codification Project (De Roos)
- D. Discussion/Action: Authorize the transfer of funds from general fund to the utility fund for the purpose street sweeper not to exceed \$50,000 (De Roos)

## 7. NEW BUSINESS

- A. Discussion/ Action: Swearing in of Council Members: Barbara Peskin, Garret Wood, and Candidate for Place 4, William Bruce Johnson (De Roos)
- B. Discussion/Action: Confirm the appointment of John Travis via resolution to the Meadowlakes Public Facility Corporation - RESOLUTION NUMBER 2025-07: A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF MEADOWLAKES, TEXAS, BURNET COUNTY, TEXAS, APPOINTING ONE MEMBER TO THE MEADOWLAKES PUBLIC FACILITY CORPORATION BOARD OF DIRECTORS TO FILL UNEXPIRED TERM. (De Roos)
- C. Discussion/Action: Confirm the appointment of Mike Clark via resolution to the Meadowlakes Building Committee - RESOLUTION NUMBER 2025-06: A RESOLUTION BY THE CITY OF MEADOWLAKES, BURNET COUNTY, TEXAS, CONFIRMING THE CITY MANAGER'S APPOINTMENT OF A MEMBER TO THE MEADOWLAKES BUILDING COMMITTEE, ESTABLISHING TERMS OF OFFICE, PROVIDING A SEVERABILITY CLAUSE AND ESTABLISHING AN EFFECTIVE DATE. (De Roos)
- D. Discussion/Action: Budget Planning timeline for the 2025-2026 Fiscal Year; establishing City Council for future budget workshop meetings. (De Roos)

### **MAYOR ANNOUNCEMENTS about Items of Community Interest**

- *Announcements during this agenda item are limited to the following, as authorized under Section 551.0415, Tex. Gov't Code.)*
- *Expressions of thanks, congratulations, or condolence;*
- *An honorary or salutary recognition of a public official, public employee, or the person's public employment is not an honorary or salutary recognition for this subdivision;*
- *A reminder regarding a social, ceremonial, or community event organized or sponsored by an entity governing body or an official or employee of the municipality and*
- *Announcements involving an imminent threat to the public health and safety of the municipality have arisen after posting the agenda.*

***The next City Council meeting is Tuesday, June 17, 2025.***

## 8. ADJOURNMENT

*The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073*

*(Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices,) and 551.086 (Economic Development).*

*An agenda packet is available for public inspection at City Hall, 177 Broadmoor, Suite A, Meadowlakes, between 8:00 a.m. and 4:00 p.m., Monday through Friday.*

I, Baneza Solorzano, City Secretary for the City of Meadowlakes, Texas, do certify that this Notice of Meeting was posted at City Hall, in a place readily accessible to the general public at all times, on May 16, 2025, at 1:00 p.m. and remained so posted for at least 72 continuous hours preceding the scheduled time of said meeting.

/S/Baneza Solorzano

Evan Bauer, City Secretary

/s/ Mark Bentley

Mark Bentley, Mayor

PERSONS WITH DISABILITIES WHO PLAN TO ATTEND THIS MEETING AND WHO MAY NEED AUXILIARY AIDS OR SERVICES ARE REQUESTED TO CONTACT THE CITY SECRETARY'S OFFICE AT (830) 693-6840 FORTY-EIGHT (48) HOURS PRIOR TO THE MEETING TIME.
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Posting Removed: \_\_\_\_\_ at \_\_\_\_\_ by \_\_\_\_\_

(To be recorded upon removal, document retention at City Hall, posting removal date will not be reported via the website)

*City of Meadowlakes*  
**Memorandum to Council**

**May 20, 2025 Council Meeting**

**DATE:** May 20, 2025

**TO:** Honorable Mayor Bentley and Councilmembers

**FROM:** Will De Roos, City Manager

**SUBJECT: 4-A Briefing on current utility operations**

**SUBJECT:**

Utility Department personnel were busy throughout April with several leaks and with constructing the cart barn addition. Temperatures started to rise last month, which caused water consumption to rise as well. This increase is not unexpected and is cyclical with temperature changes every year, but exacerbated when rainfall is low.

**FY 24 Water Sales**

Month/Yr	Water Customers	Sewer Customers	Trash Customers	Av. Water Usage	Average Water Sales	Total Water Sold (MG)	Rainfall inches	90 degree days	100 degree days	Days Below 32	Low Temp
Oct-23	991	979	952	16,817	\$ 57.18	16.9	5.34	6	0	0	38.8
Nov-23	987	975	951	10,737	\$ 43.53	10.7	1.16	0	0	0	35.4
Dec-23	990	978	953	7,986	\$ 38.64	8.0	2.03	0	0	2	30.9
Jan-24	988	977	953	6,641	\$ 35.60	6.7	3.36	0	0	7	16.5
Feb-24	988	979	953	6,816	\$ 36.00	6.8	1.28	2	0	1	30.7
Mar-24	985	976	950	7,131	\$ 36.43	7.1	1.67	0	0	0	37.8
Apr-24	987	978	952	10,624	\$ 43.50	10.6	2.95	0	0	0	44.4
May-24	991	981	955	8,179	\$ 38.32	8.2	5.43	15	0	0	59.3
Jun-25	989	979	951	12,407	\$ 47.16	12.5	1.64	26	0	0	70.7
Jul-25	994	986	954	15,307	\$ 53.60	15.4	3.2	24	0	0	70.9
Aug-25	992	984	951	15,600	\$ 53.94	15.7	0.91	6	25		70.2
Sep-25	990	982	948	18,743	\$ 61.86	18.5	1.43	28	0		55.6

*FY2025 Water Sales*

Month/Yr	Water Customers	Sewer Customers	Trash Customers	Av. Water Usage	Average Water Sales	Total Water Sold (MG)	Rainfall inches	90 degree days	100 degree days	Days Below 32	Low Temp	High Temp
Oct-24	996	987	959	16,788	\$ 53.97	17	0.01	16	1	0	78.3	100.2
Nov-24	989	980	953	14,510	\$ 51.48	14.9	1.16	0	0	0	35.2	87.1
Dec-25	990	982	956	14,909	\$ 42.11	14.8	0.57	0	0	0	32.4	59.8
Jan-25	988	986	953	8,988	\$ 39.77	9.5	1.71	0	0	12	22.8	71.02
Feb-25	988	981	951	7,571	\$ 35.70	7.5	0.37	0	0	7	17.1	86.5
Mar-25	988	986	953	8,988	\$ 39.77	9.5	5.46	9	0	0	32.9	96.6
Apr-25	989	981	954	15,117	\$ 53.15	15.1	0.53	3	0	0	38	92



## ORDINANCE REPORT - April 2025

### CALLS

Ordinance line	8
City Hall	4
Security Gate	1
Text Message	1

### PARKING/TRAILERS/GOLF CARTS

Written warning	3
Verbal warning	22
Door hanger	7
Citations	1
Inoperable Vehicle	1 Verbal Warning, 1 Written Warning

### TRASH CANS

Door hanger	5
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### GRASS/LIMBS/DEBRIS

Verbal warning	14
Door hanger	38
Tree limb over street 14' clearance violation	1 verbal warnings

### MISCELLANEOUS

Political sign violation	2 verbal warnings
Commercial Yard Signs	3 Verbal Warnings
Citizen Assist	Flagged down by elderly resident who needed help w/ chain saw blade
Solicitor	1 verbal warning
Fishing in pond by hole #14	Verbal Warning

### CHECKED FOR ROOF PERMITS

4

## Animal Control Report April 2025

The weather is warming up and that means the snakes are coming out from hibernation.

I received a call about a rattlesnake on Turkey Run. I went and found the snake in the back yard and took care of it.

Got a call about a raccoon in a tree. I encourage it to move along.

Received a call from a homeowner about a squirrel in his house. I went over to their home and sure enough there was a squirrel in the house. After a lot of chasing the squirrel around I was able to catch it and release it back outside. This is the second time I received a call about a squirrel that got in a house.

Call about a small dog running around. By the time I got there the dog had returned back home.

Received a call about a skunk running around on the golf course during the day. I found the skunk and had to humanely put it down as it was obviously sick.

Picked up a dead deer on Broadmoor. It was a large Buck. No visible signs of injury.

Call about a half wild cat that had gone missing. They just moved into the neighborhood and it got out. Cats are hard to find but I kept an eye out for it. Good News they found the cat.

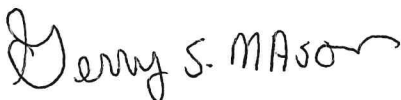
Picked up a dead armadillo.

Call about two dogs running round but by the time I got there they had gone home.

Got a call from city hall to come and pick up a dog that was dropped off. I took the dog home and located the owner. It turns out he had rescued the dog and had not had time to register it. He said he did not have time to take care of it so he found it a new home.

Answered multiple calls from residents with various concerns.

Respectfully Submitted,



Gerry Mason

Animal Control Officer

## PATROL ACTIVITY REPORT April 2025

PATROL ACTIVITY REPORT April 2025										TOTAL MILES
DATE	DAY	DEPUTY	START TIME	END TIME	HRS	CITATION	WARNING	VERBAL		
4/1/2025	Tue	Ciolfi	6:34am	5:04pm	10.5	2	0	0	0634 - 0648 Monitored the gate 0703 - 0707 Followed school bus W5308 0907 - 0921 "Hit and Run" Limestone advised complainant since the roads are owned by the POA a report could not be generated, however, a call for service # was provided for insurance purposes. 1038 - 1233 Welfare Concern Augusta Deputies were called to the scene and perimeter was established. After reviewing the circumstances no contact was done. 1233 1316 Debrief at HEB 1316 - 1332 Public service call regarding a county call from a previous incident at CR 108 1541 - 1550 Followed school bus W5306 1552 - 1605 Traffic Stop (100 block Meadowlakes Dr) Expired Registration (12-24) Citation 003707 1619 - 1628 Traffic Stop (100 block Meadowlakes Dr) Expired Registration (11-24) Citation 003708 1644 - 1649 City hall security check 1649 - 1704 Patrolled the city	38
04/04/25	Fri	Ciolfi	6:15am	8:45am	2.5	0	0	0	Patrol & Radar 0615 - 0626 Followed school bus W5306 0626 - 0647 Monitored the gate 0647 - 0702 Followed school bus 77046 0702 - 0710 Followed school bus W5308 0710 - 0731 Monitored the gate 0731 - 0748 Followed school bus 77046 0748 - 0843 City hall security check 0843 - 0845 Patrolled the city	11

# PATROL ACTIVITY REPORT April 2025

DATE	DAY	DEPUTY	START TIME	END TIME	HRS	CITATION	WARNING	VERBAL	TOTAL MILES
04/09/25	Wed	Ciolfi	5:58am	6:00pm	12	0	2	0	12
								0558 - 0621 Monitored the traffic at the gate 0621 - 0632 Followed school bus W5306 0720 - 0928 City hall security check and meeting regarding the gate 0938 - 1045 Monitored traffic at the 300 block of Columbine 1227 - 1334 Monitored traffic at the 100 block of Broadmoor 11422 - 1439 Monitored Turkey Run / St. Andrews intersection 1448 - 1454 Monitored the Preston Trail and Firestone intersection 1454 - 1505 Traffic Stop Preston Trail and Firestone intersection (Ran Stop Sign) Warning 003793 1509 - 1515 Assist other agency St. Andrews EMS Lift Assist 1529 - 1544 Followed school bus 77046 11638 - 1646 Monitored the Preston Trail and Firestone intersection 1646 - 1654 Traffic Stop Preston Trail and Firestone intersection (Failed to Stop at Designated Point) Warning 003794 1740 - 1758 Patrolled the city	
04/10/25	Thur	Ciolfi	1:54pm	5:54pm	4	0	1	0	27
								1435 - 1447 Monitored the Preston Trl/ Firestone interaction 1447 - 1455 Traffic Stop (Preston Trl/ Firestone interaction) Warning # 003795 1538 - 1601 Assist Other Agency / Medical, EMS Transport Olympia Fields 1601 - 1610 Patrolled the city 1610 - 1628 Monitored traffic at the 100 block of Meadowlakes Dr. 1628 - 1640 Followed school bus 77046 1640 - 1708 Monitored traffic at the 100 block of Meadowlakes Dr. 1717 - 1724 City hall security check 1724 - 1754 Patrolled the city	
04/14/25	Mon	Ciolfi	5:57am	8:57am	3	0	0	0	18
								0557 - 0616 Monitored the traffic at the gate 0616 - 0628 Followed school bus W5306 0628 - 0648 Monitored the traffic at the gate 0648 - 0703 Followed school bus 77046 0703 - 0710 Followed school bus W5308 0710 - 0747 Patrolled the city 0747 - 0847 City hall security check 0847 - 0857 Patrolled the city	



## PATROL ACTIVITY REPORT April 2025

DATE	DAY	DEPUTY	START TIME	END TIME	HRS	CITATION	WARNING	VERBAL	TOTAL MILES
04/14/25	Mon	Ciolfi	11:45am	5:45 AM	6	1	4	0	28
<p>145 - 1217 Monitored the 100 block of Meadowlakes Dr.  1217 - 1229 Traffic Stop 100 block of Meadowlakes Dr. Use of Cell Phone While Operating Vehicle Cit# 003709  1318 - 1328 Traffic Stop Firestone Place / Firestone Dr Ran Stop Sign Warning # 003796  1341 - 1349 Traffic Stop Columbine / Turkey Tree Ran Stop Sign Warning # 003797  1407 - 1511 City hall security check and meeting with citizen regarding speeding in the area of Olympia Fields  11630 - 1642 Followed school bus 77046  1716 - 1737 Traffic Stop Meadowlakes Dr / Columbine Ran Stop Sign Juvenile and juvenile friend were the driver and occupant of the golf cart mom was called to seen and at first unhappy. Released with a warning for running the stop sign and no drivers license Warning # 003798</p>									
04/15/25	Tues	Ciolfi	10:38am	3:38pm	5	0	0	0	22
<p>1038 - 1121 City hall security check  1121 - 1229 Patrolled the city  1229 - 1308 Assist Other Agency Turkey Run EMS transport  1308 - 1326 Patrolled the city  1326 - 1418 City hall security check / meeting regarding person fishing and contact for CTW of the golf course.  1418 - 1516 Follow Up Fairway Ln Spoke with Juvenile's parents and advised them of the situation regarding he cannot fish in the pond in Meadowlakes. Advised to get a fishing license and to fish legally and as far as I knew he could fish off the dock with a fishing license. Currently has court with Judge Pounds and info was relayed to her as behavior is an ongoing issue.  1516 - 1538 - City hall security check / debrief city manager on incident above.</p>									

## PATROL ACTIVITY REPORT April 2025

DATE	DAY	DEPUTY	START TIME	END TIME	HRS	CITATION	WARNING	VERBAL	TOTAL MILES
04/22/25	Mon	Cioffi	5:58 AM	4:58pm	11.5	1	0	0	62
0558 - 0608 City hall security check 0619 - 0630 Followed school bus W5306 0704 - 0709 Followed school bus W5308 1144 - 1146 Debris in the roadway removed, San Saba / Sly intersection 1146 - 1154 Patrolled the city 1154 - 1215 Left the city for food 1215 - 1252 Monitored traffic at the 100 block of Meadowlakes Dr. 1252 - 1306 City hall security check 1306 - 1414 Patrolled the city 11619 - 1637 Monitored the gate 1637 - 1649 Followed school bus 77046 1709 - 1725 Traffic stop 100 block of Meadowlakes Dr. Expired Registration (8-24) Citation 003710 1725 - 1728 Monitored the gate									
04/29/25	Tues	Cioffi	6:02am	6:02pm	12	2	1	0	78
0602 - 0628 Monitored traffic at the 100 block of Meadowlakes Dr. 0618 - 0628 Followed school bus W5306 0628 - 0649 Monitored the gate 0649 - 0705 Followed school bus 77046 0705 - 0712 Followed school bus W5308 0816 - 0942 Left the city to drop warrants off at BCSO 0942 - 1000 Patrolled the city 1425 - 1509 City hall security check 1509 - 1515 Monitored the gate 1515 - 1527 Traffic Stop, Expired Registration (5/24) - Citation 003711, Failed to Update Drivers License - Warning 1527 - 1545 Followed school bus 77046 1610 - 1629 Traffic Stop, Speeding Citation 003712 11748 - 1753 City hall security check 1753 - 1802 Monitored the gate									
<b>TOTALS</b>					<b>66.5</b>	<b>6</b>	<b>8</b>	<b>0</b>	<b>296</b>

# Building Committee Report

Authorized By: Steve Nash,  
Building Committee Chairman

<b>Approved Permits</b>	<i>Issued</i>	<i>Denied/tabled</i>	<i>In progress</i>
<b>Deck</b>			
<b>Fence</b>	2		
<b>Remodel</b>			
<b>New Construction,</b>	2 (314 Mahan & 422 St. Andrews)		3 (421 Spyglass) (152 Broadmoor & 107 Preston Trl.)
<b>Variance</b>			
<b>Patio Cover/Remodel</b>			
<b>Arbor/Pergola</b>			
<b>Swimming Pool/Hot Tub</b>	1		
<b>Boat dock/jet ski lift</b>			
<b>Play Scape</b>			
<b>Other</b>			
<b>Plat Amendment</b>			
<b>Consultation</b>			
<b>Permit Revision</b>			
<b>Total</b>	<b>5</b>	<b>0</b>	<b>3</b>

**City of Meadowlakes**  
**City Council Stated Meeting Minutes**  
**April 15, 2025 – 6:00 p.m.**  
**Totten Hall, Meadowlakes Municipal Offices**  
**177 Broadmoor Street, Meadowlakes, Texas**

The City Council of the City of Meadowlakes held a Regular Meeting at Meadowlakes Municipal Building in Totten Hall on April 15, 2025, beginning at 6:00 p.m. in accordance with the duly posted notice of said meeting.

**Present:**

Mark Bentley, Mayor  
Mike Shaw, Councilmember  
Carolyn Richmond, Councilmember  
Roxanne Morgan, Councilmember  
Garrett Wood, Councilmember

**Absent:**

Barbara Peskin, Councilmember

**Staff:**

Will De Roos, City Manager  
Johnnie Thompson, Public Works Director  
Baneza Solorzano, City Secretary  
Debbie Holley, Treasurer

1. **CALL TO ORDER AND QUORUM DETERMINATION.** Mayor Bentley called the meeting to order at 6:00 pm and announced the presence of a quorum.
2. **PLEDGE OF ALLEGIANCE AND PRAYER.** Mayor Bentley led the Council and staff in the Pledge Of Allegiance and Councilmember Richmond led the prayer.
3. **CITIZEN COMMENTS.** Alice Price, a candidate who is running for District 5 for the Pedernales Electric Cooperatives 2025 Board of directors, informed council on the different ways to vote. There are three different ways to vote such as by receiving a ballot in the mail, on your phone, or going on [directvote.net@pec](mailto:directvote.net@pec) and using the code that will be on your PEC bill.
4. **MONTHLY STANDARD LIVE REPORTS** (*Progress and Status Reports Only.*)

**A. Operations in general - City Manager, Will De Roos**

1. Current Utility Operations – Mr. De Roos reported there were no significant problem in the utility department. The total amount of water that was sold for the month of March 2025 was 9,462,000, the amount that was sold in March of 2024 was 7,371,000. We currently have 988 water accounts, 986 sewer and 953 sanitation customer accounts opened. Since the month of February the city has only had five new sewer and sanitation accounts opened.



2. Ordinance Reports –Officer Steve addressed 44 related matters with political signs having to be moved from the easement. For grass, limbs and debris he issued 4 verbal warnings, 22 door hangers, 2 citations and 1 written warning. For trash cans Officer Steve gave 3 verbal warnings and 8 door hangers. For parking, trailers, and golf carts 13 written warnings were issued which included 8 after 10pm, 23 verbal warnings, and 5 door hangers. There were only 4 calls.
3. Animal Control Report – No comments reported.
4. Patrol Activity Report – Officer Ciolfi has been monitoring the stop signs closely. He logged in 165 miles for the month of March. No acts of violence nor criminal activity for the month of March.
5. Building Committee Report – In March, there was only one new permit issued for 107 Preston Trl. for a new construction. There are currently two in progress, 421 spyglass and 152 Broadmoor, also for new construction.

**B. Briefing on Golf Operations** – Mr. De Roos briefed the council on golf operations. Golf operations have been steady, there has been a good amount of play. The pond scum has returned and they are currently treating the scum with chemicals. The long term solution would be to increase the depth of water in the pond which will be expensive. Councilmember Richmond asked about the water pumps in the ponds. The pump on number 10 is currently offline, it has a burnt motor. They will be moving a pump from another pond to replace the one on 10 and then replace the one that will be moved. Mr. Thompson informed council the pump on number 4 is also out due to an electrical wire being cut.

5. **CONSENT ITEMS** *(The items listed are considered to be routine and non-controversial by the City Council and may be approved by a single motion of the Council. No separate discussion or action on any of the items is necessary unless desired by the Council; at which time the select item(s) may be discussed separately under consent items and separate motion(s)).*

A. Minutes of the prior Council Meeting

Addition: At the March meeting, the Meadowlakes City Council authorized the removal of Evan Bauer as a signatory for all accounts, added Baneza Solarzano as an authorized signatory for all accounts, while keeping Johnnie Thompson, William De Roos, and Debbie Holley as signatories for all accounts.

B. March 2025 Financial Reports

After discussion, Councilmember Richmond made a motion to approve the March 25, 2025 minutes and financial statements as presented. The motion was seconded by Councilmember Wood and carried unanimously.

6. **OLD BUSINESS.**

**A. Discussion/Action: Update on Renovations of Wastewater Treatment Plant and use of SLFRF Funds.** Mr. Thompson reported he has submitted all the requested information to the Grant Manager to finalize the SLFRF grant and hoping to have the grant finalized by the end of April. Mr. Thompson reported during last council meeting that the total expenditures was a total of about \$4200 over the amount of funds received. The total that was actually over was only \$1667 due to the speed drives that were installed in the water treatment plant, which will be coming out of the utility fund.

**B. Discussion/Action: Community Center Update including the following:**

**1. Update on the budget for new community center complex.** Mr. De Roos reported there are no new updates. Mr. Thompson informed council the budget for the cart barn was \$250,000, a rough estimated budget was about \$75,000 for the cart barn, \$25,000 for furniture and fixtures, and

\$150,000 for the bathrooms and the rest. The sewer lines of the new building would also delay the project. The cart barn is being done in house while the utility crew is working diligently on the cart barn, they also have their day to day work to do. They will start putting up metal and brick for the meantime, while they determine the exterior finish of the new building. There is no set completion date but it will be done before they start the new building. Councilmember Wood would like to know the status of the contractors getting bids for the actual building. Mr. Thompson informed council they were originally told they would have the drawing done by the first of June, but the architects will not be able to have a meeting until August. There is no set day.

**2. Other Community Center-related matters.** See above.

**C. Update: Codification Project.** Mr. De Roos reported no updates. This will be an action item for the council meeting in May.

**D. Update: Use of City funds for the purchase of a street sweeper not to exceed \$50,000.** Mr. De Roos has reported he is looking for a good street sweeper under \$50,000. He has found a couple that are \$49,500 which seem to be in good shape. They are ranging from the years 2003 to 2007 coming from Minnesota, the only concerns Mr. De Roos has is the actual condition they are coming from salty streets and the age. There will be an employee going out to look at the conditions of the street sweepers in person.

**7. NEW BUSINESS**

**A. Discussion/Action: Appointment of John Travis to the Meadowlakes Public Facility Corporation.** This item will be tabled for the council meeting in May.

**B. Presentation/Discussion: Marble Falls ISD Bond Issue.** Mayor Bentley informed council that Stan Whittle, the assistant superintendent, will be informing council members in regards to the upcoming bond. Mr. Whittle informed council there are four different bond propositions; Prop A, B, C, and D. Each proposition is a stand-alone that will be voted on individually. Proposition A focuses on district-wide general facilities, safety & security and modernization at \$131.4 million. Proposition B focuses on district-wide technology at \$2.2 million. Proposition C focuses on athletic facility improvements at \$12.5 million. Proposition D focuses on a multipurpose indoor facility at \$26 million. The bond will keep the same Marble Falls ISD I&S tax rate of 0.2153 this is a zero percent increase to the tax rate. Early voting will be from April 21st through the 29<sup>th</sup> and Election Day will be May 3<sup>rd</sup>.

**8. ADJOURNMENT/ANNOUNCEMENTS:**

Mayor Bentley adjourned the meeting at 7:13 p.m.

**Approved:** \_\_\_\_\_  
Mayor, Mark Bentley

**Date:** May 20, 2025

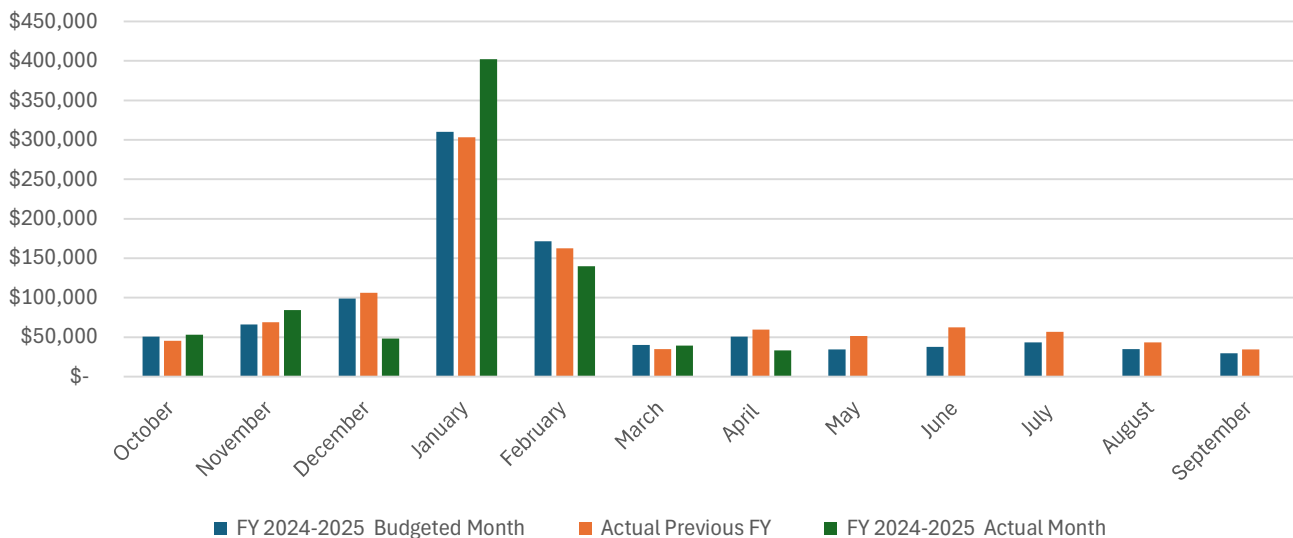
**Attest:** \_\_\_\_\_  
City Secretary, Baneza Solorzano

**Date:** May 20, 2025

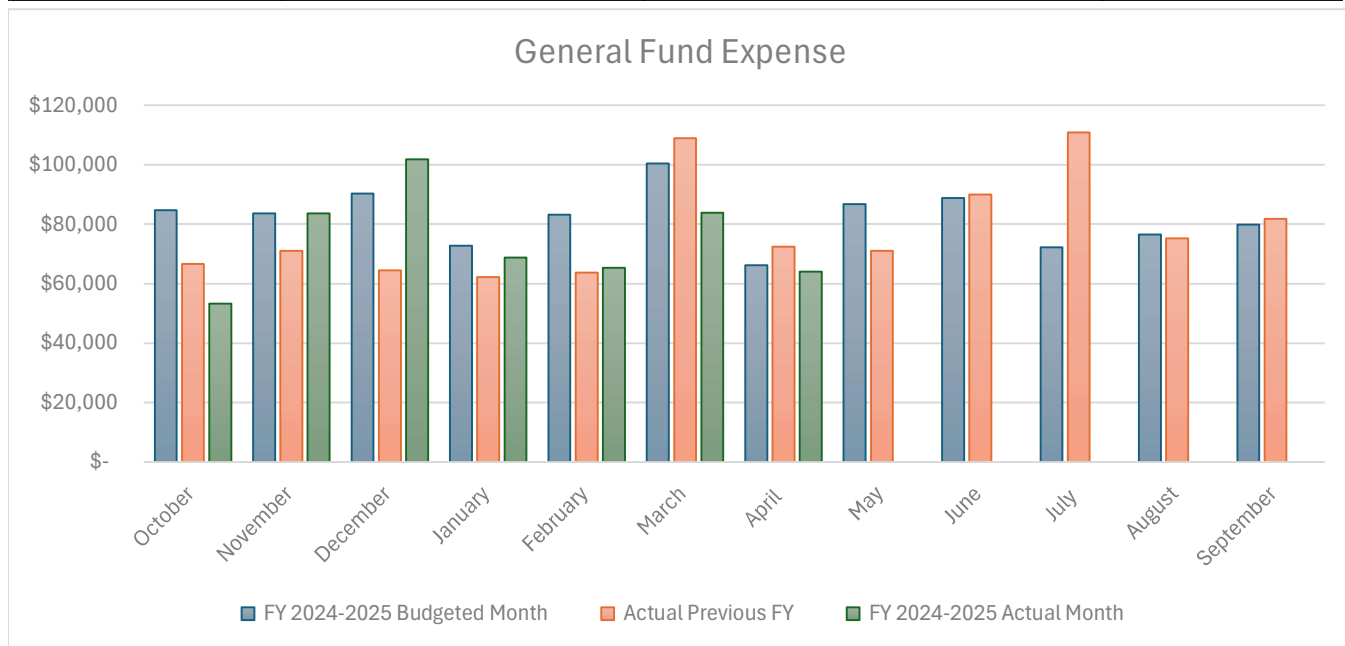
## April 25 Revenue, Expense, Gain/Loss & Cash Flow

		General Fund Revenue Comparison	
	FY 2024-2025 Budgeted Month	Actual Previous FY	FY 2024-2025 Actual Month
October	\$ 50,742	\$ 45,398	\$ 53,276
November	\$ 66,015	\$ 68,838	\$ 84,191
December	\$ 98,880	\$ 106,332	\$ 48,042
January	\$ 310,344	\$ 303,180	\$ 401,957
February	\$ 171,421	\$ 162,332	\$ 139,818
March	\$ 40,328	\$ 34,653	\$ 39,311
April	\$ 50,797	\$ 59,436	\$ 33,206
May	\$ 34,343	\$ 51,558	
June	\$ 37,719	\$ 62,539	
July	\$ 43,423	\$ 56,690	
August	\$ 35,000	\$ 43,561	
September	\$ 29,788	\$ 34,530	

General Fund Revenue

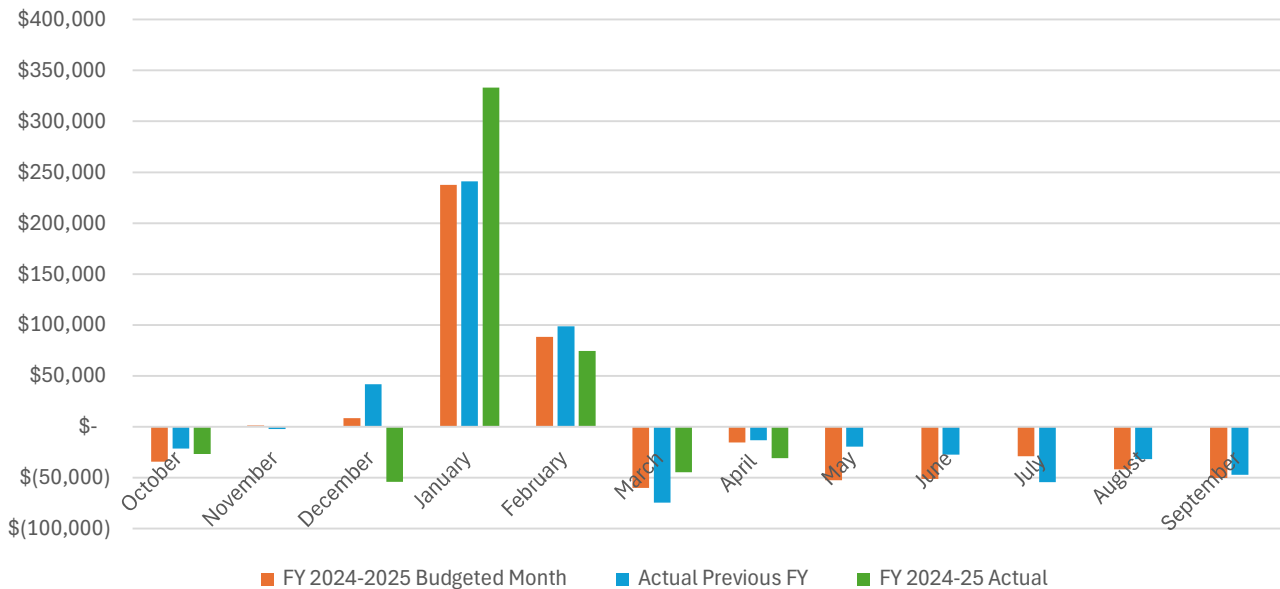


		General Fund Expense Comparison	
	FY 2024-2025 Budgeted Month	Actual Previous FY	FY 2024-2025 Actual Month
October	\$ 84,693	\$ 66,575	\$ 53,276
November	\$ 83,664	\$ 71,015	\$ 83,664
December	\$ 90,322	\$ 64,457	\$ 101,861
January	\$ 72,773	\$ 62,237	\$ 68,770
February	\$ 83,149	\$ 63,683	\$ 65,381
March	\$ 100,396	\$ 108,923	\$ 83,831
April	\$ 66,164	\$ 72,392	\$ 64,078
May	\$ 86,760	\$ 71,018	
June	\$ 88,814	\$ 90,019	
July	\$ 72,183	\$ 110,822	
August	\$ 76,554	\$ 75,239	
September	\$ 79,902	\$ 81,762	

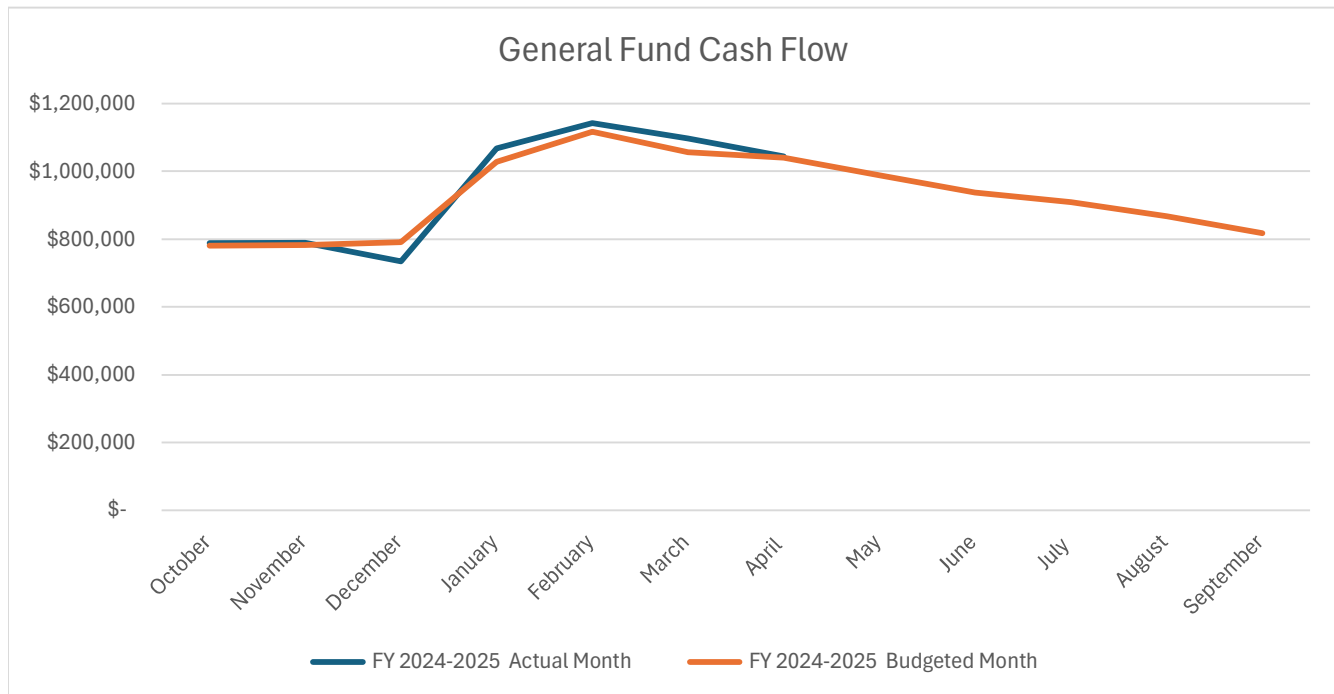


		General Fund Net Gain Comparison	
	FY 2024-2025 Budgeted Month	Actual Previous FY	FY 2024-25 Actual
October	\$ (33,951)	\$ (21,177)	\$ (26,699)
November	\$ 1,325	\$ (2,177)	\$ 528
December	\$ 8,558	\$ 41,876	\$ (53,819)
January	\$ 237,571	\$ 240,943	\$ 333,187
February	\$ 88,272	\$ 98,650	\$ 74,437
March	\$ (60,068)	\$ (74,270)	\$ (44,520)
April	\$ (15,367)	\$ (12,956)	\$ (30,871)
May	\$ (52,417)	\$ (19,461)	
June	\$ (51,095)	\$ (27,479)	
July	\$ (28,760)	\$ (54,132)	
August	\$ (41,554)	\$ (31,678)	
September	\$ (50,114)	\$ (47,232)	

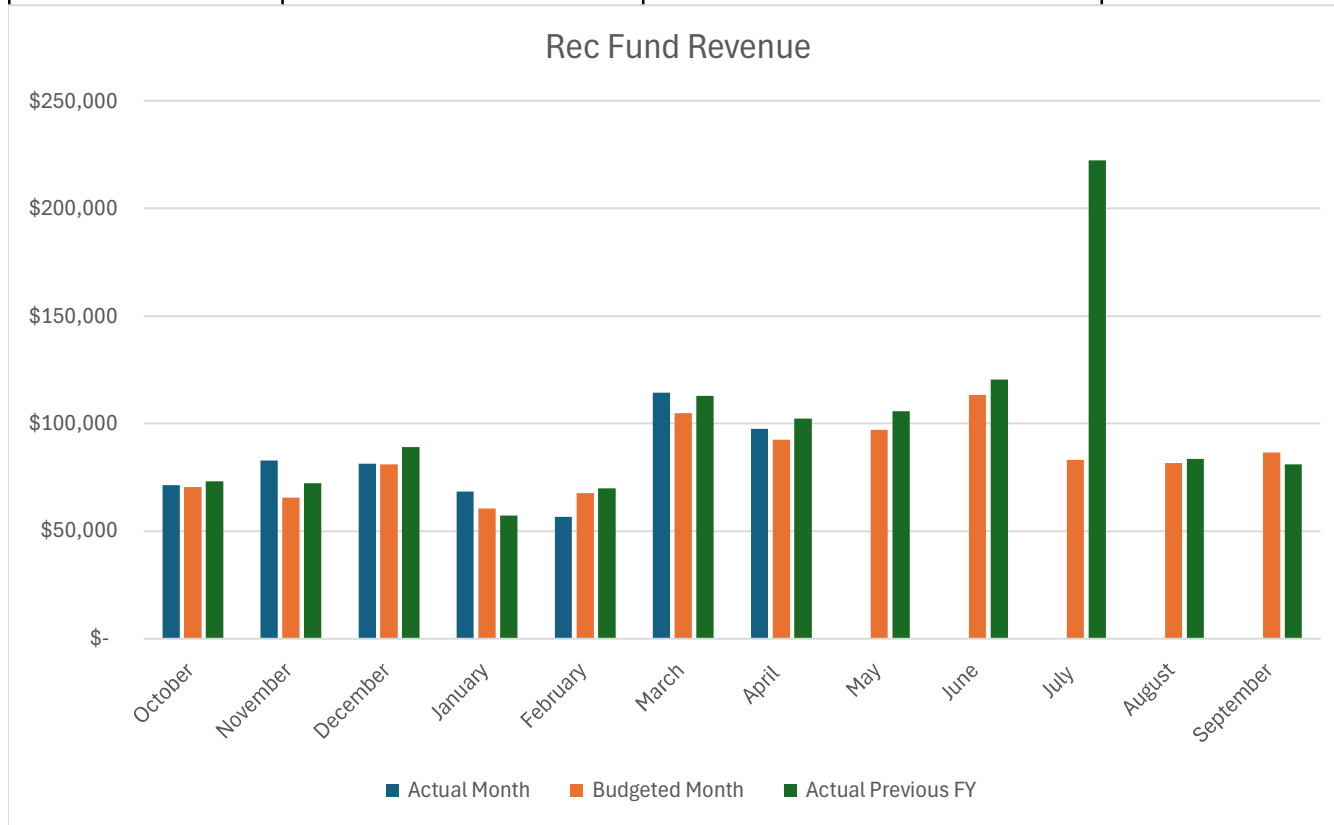
General Fund Gain/Loss



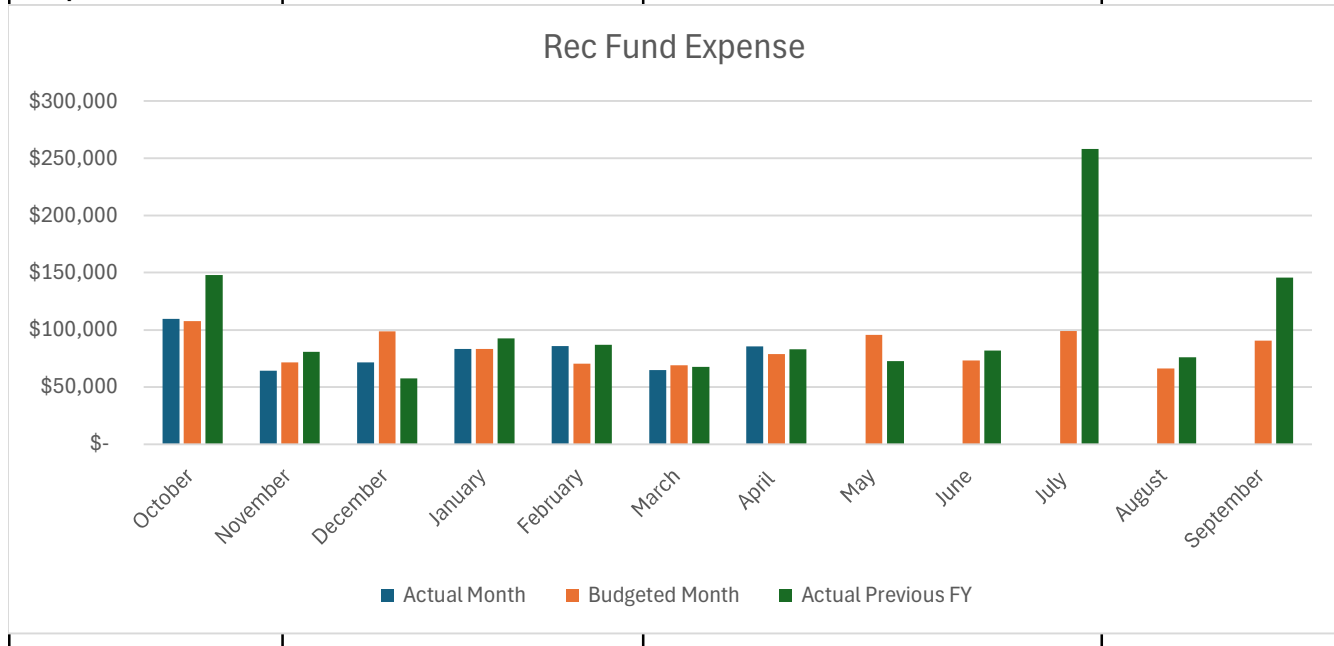
		General Fund Cash Flow Comparison	
	FY 2024-2025 Actual Month	FY 2024-2025 Budgeted Month	
October	\$ 787,987	\$ 780,734	
November	\$ 788,514	\$ 782,059	
December	\$ 734,696	\$ 790,617	
January	\$ 1,067,883	\$ 1,028,188	
February	\$ 1,142,320	\$ 1,116,460	
March	\$ 1,097,800	\$ 1,056,392	
April	\$ 1,044,254	\$ 1,041,025	
May		\$ 988,608	
June		\$ 937,513	
July		\$ 908,753	
August		\$ 867,199	
September		\$ 817,085	



		Rec Fund Revenue	
	Actual Month	Budgeted Month	Actual Previous FY
October	\$ 71,275	\$ 70,398	\$ 73,235
November	\$ 82,849	\$ 65,464	\$ 72,335
December	\$ 81,318	\$ 80,932	\$ 89,082
January	\$ 68,421	\$ 60,548	\$ 57,188
February	\$ 56,578	\$ 67,694	\$ 69,870
March	\$ 114,276	\$ 104,844	\$ 112,795
April	\$ 97,637	\$ 92,515	\$ 102,292
May		\$ 97,189	\$ 105,836
June		\$ 113,364	\$ 120,480
July		\$ 83,124	\$ 222,438
August		\$ 81,624	\$ 83,563
September		\$ 86,604	\$ 80,915

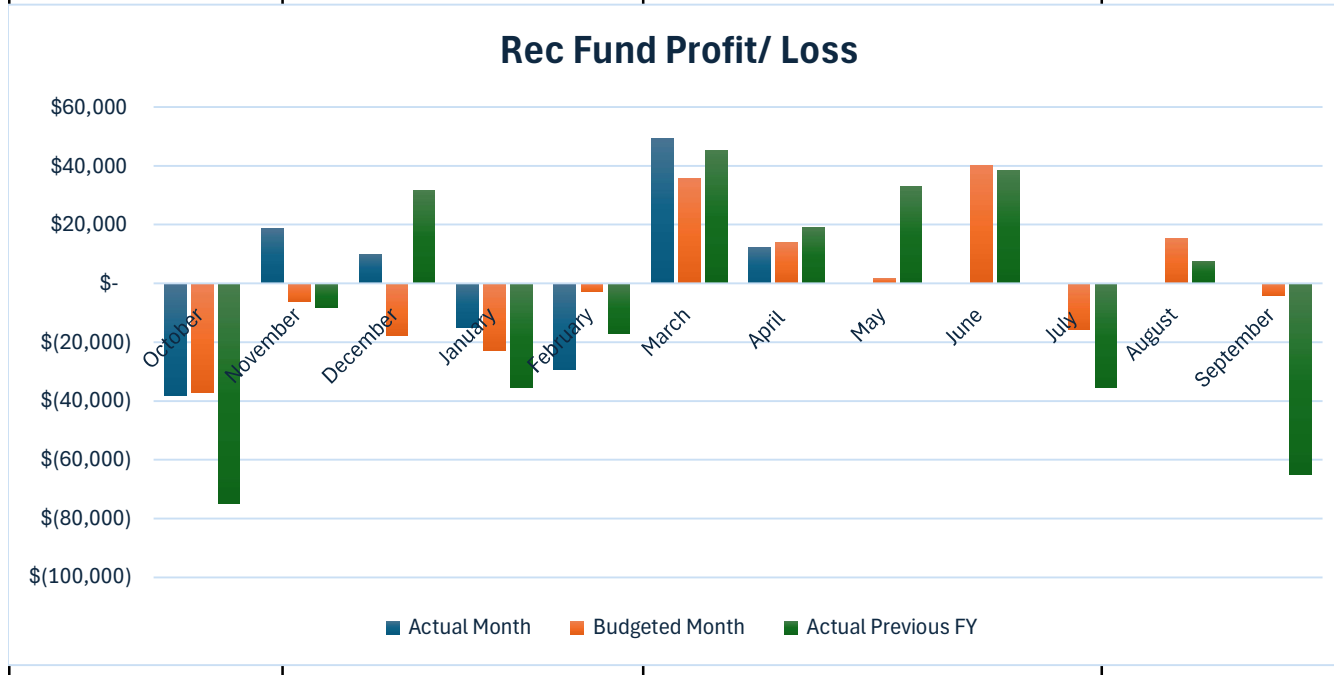


		Rec Fund Expense	
	Actual Month	Budgeted Month	Actual Previous FY
October	\$ 109,613	\$ 107,482	\$ 148,038
November	\$ 64,333	\$ 71,597	\$ 80,591
December	\$ 71,537	\$ 98,610	\$ 57,581
January	\$ 83,325	\$ 83,446	\$ 92,672
February	\$ 85,968	\$ 70,518	\$ 86,820
March	\$ 64,895	\$ 69,037	\$ 67,646
April	\$ 85,563	\$ 78,693	\$ 83,254
May		\$ 95,664	\$ 72,945
June		\$ 73,283	\$ 82,121
July		\$ 98,857	\$ 258,036
August		\$ 66,359	\$ 76,116
September		\$ 90,752	\$ 145,872

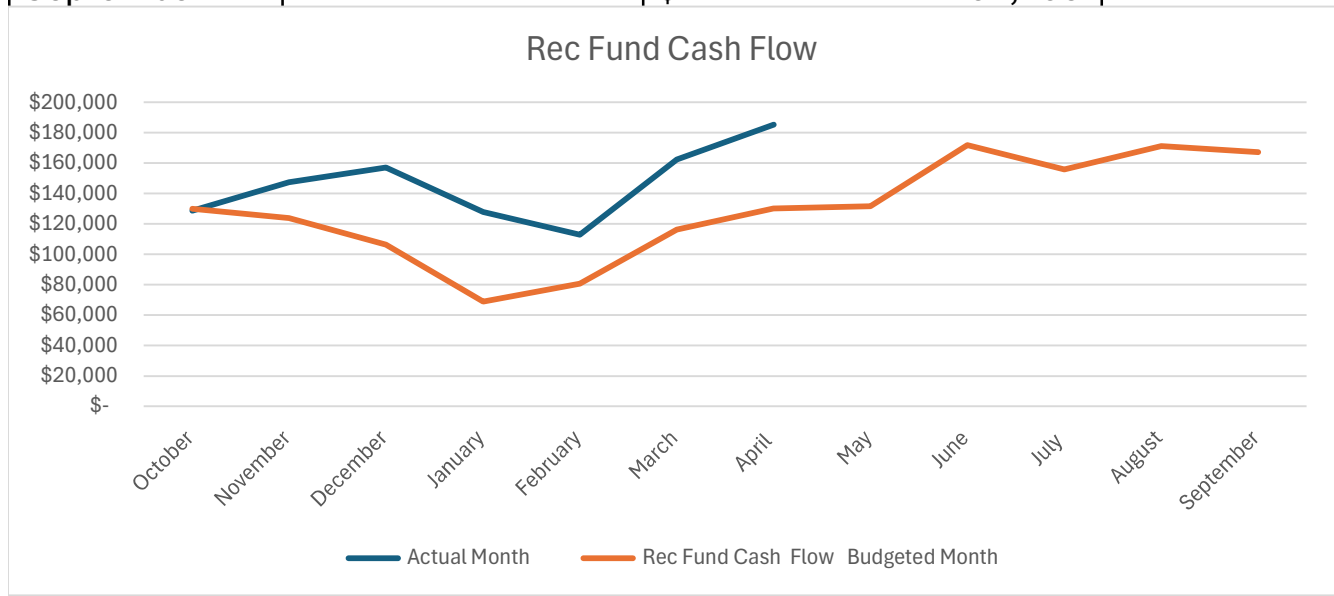




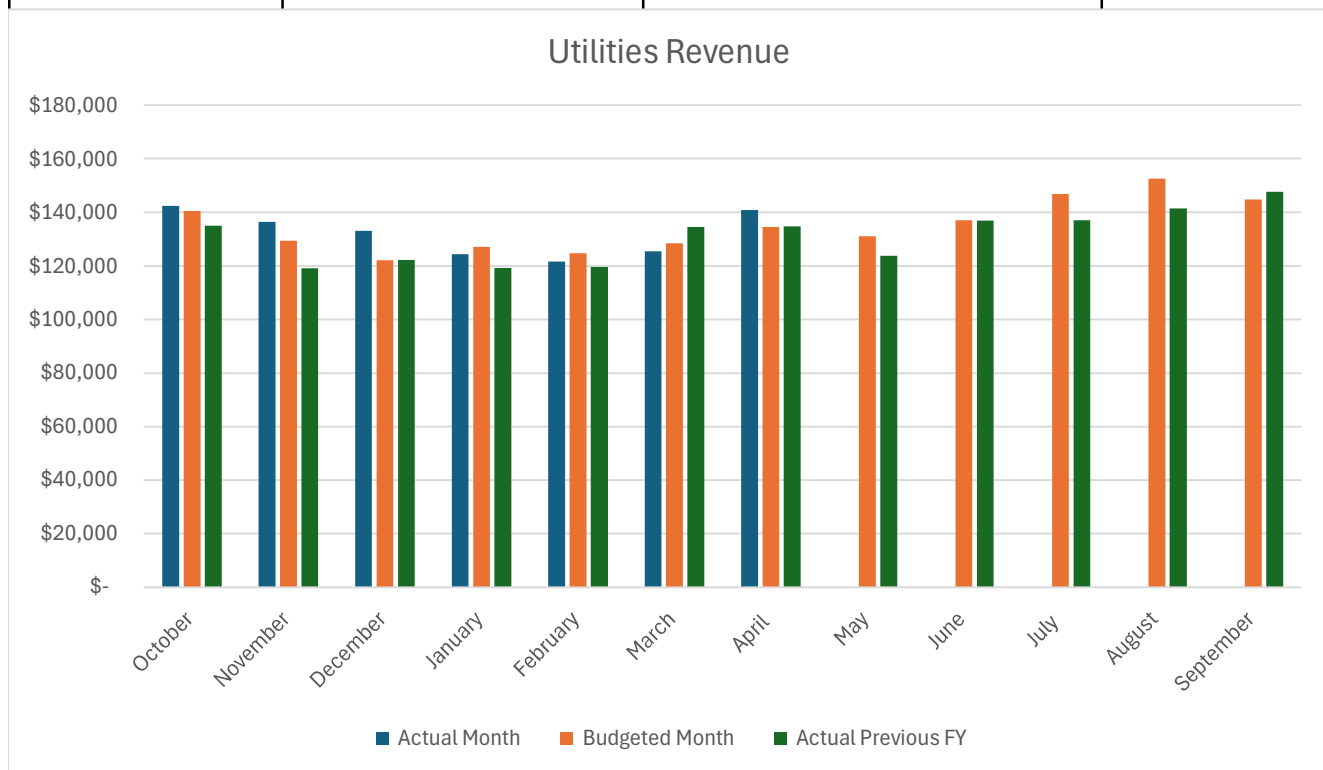
		<b>Rec Fund Profit/Loss</b>	
	Actual Month	Budgeted Month	Actual Previous FY
October	\$ (38,339)	\$ (37,084)	\$ (74,803)
November	\$ 18,516	\$ (6,133)	\$ (8,256)
December	\$ 9,782	\$ (17,678)	\$ 31,502
January	\$ (14,904)	\$ (22,898)	\$ (35,484)
February	\$ (29,390)	\$ (2,824)	\$ (16,949)
March	\$ 49,382	\$ 35,807	\$ 45,149
April	\$ 12,074	\$ 13,822	\$ 19,038
May		\$ 1,525	\$ 32,891
June		\$ 40,081	\$ 38,359
July		\$ (15,733)	\$ (35,598)
August		\$ 15,265	\$ 7,447
September		\$ (4,148)	\$ (64,958)



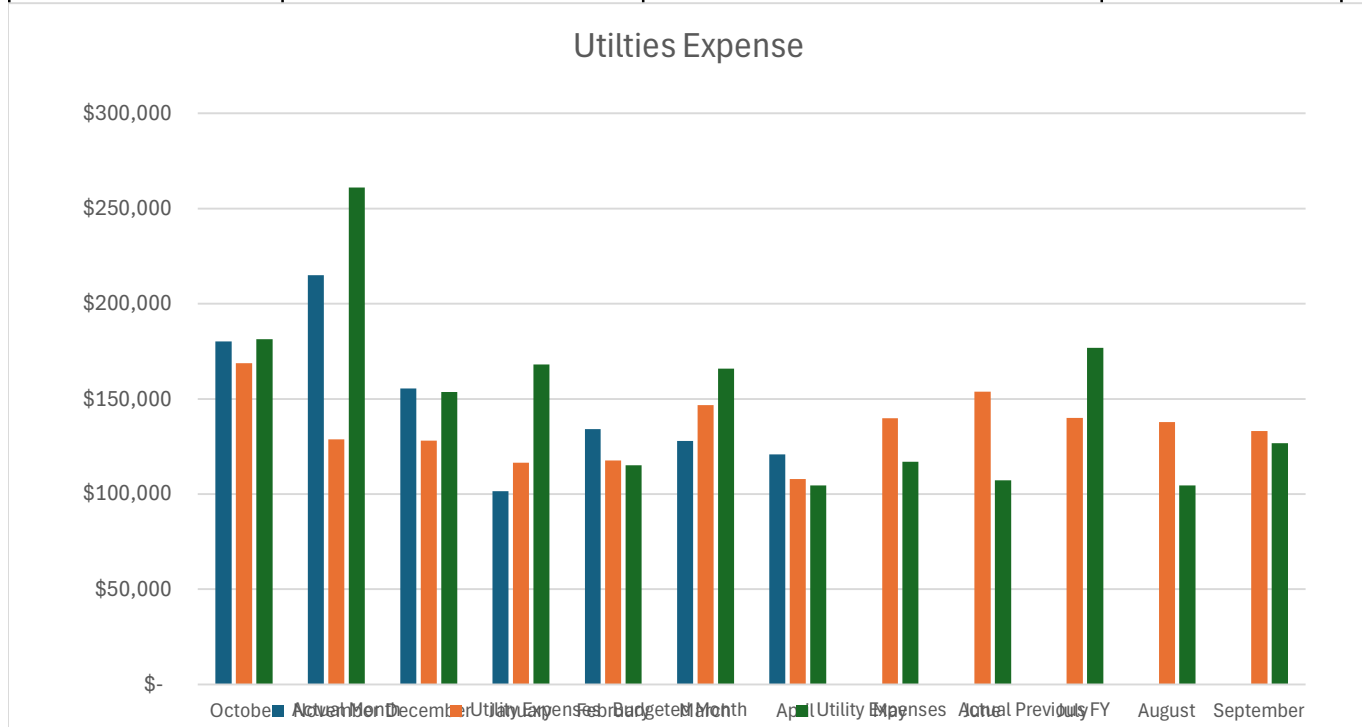
		<b>Rec Fund Cash Flow</b>	
	Actual Month	Budgeted Month	
October	\$ 128,857	\$ 130,111	
November	\$ 147,373	\$ 123,978	
December	\$ 157,155	\$ 106,300	
January	\$ 127,691	\$ 68,843	
February	\$ 112,860	\$ 80,579	
March	\$ 162,242	\$ 116,386	
April	\$ 185,341	\$ 130,208	
May		\$ 131,732	
June		\$ 171,813	
July		\$ 156,079	
August		\$ 171,344	
September		\$ 167,195	



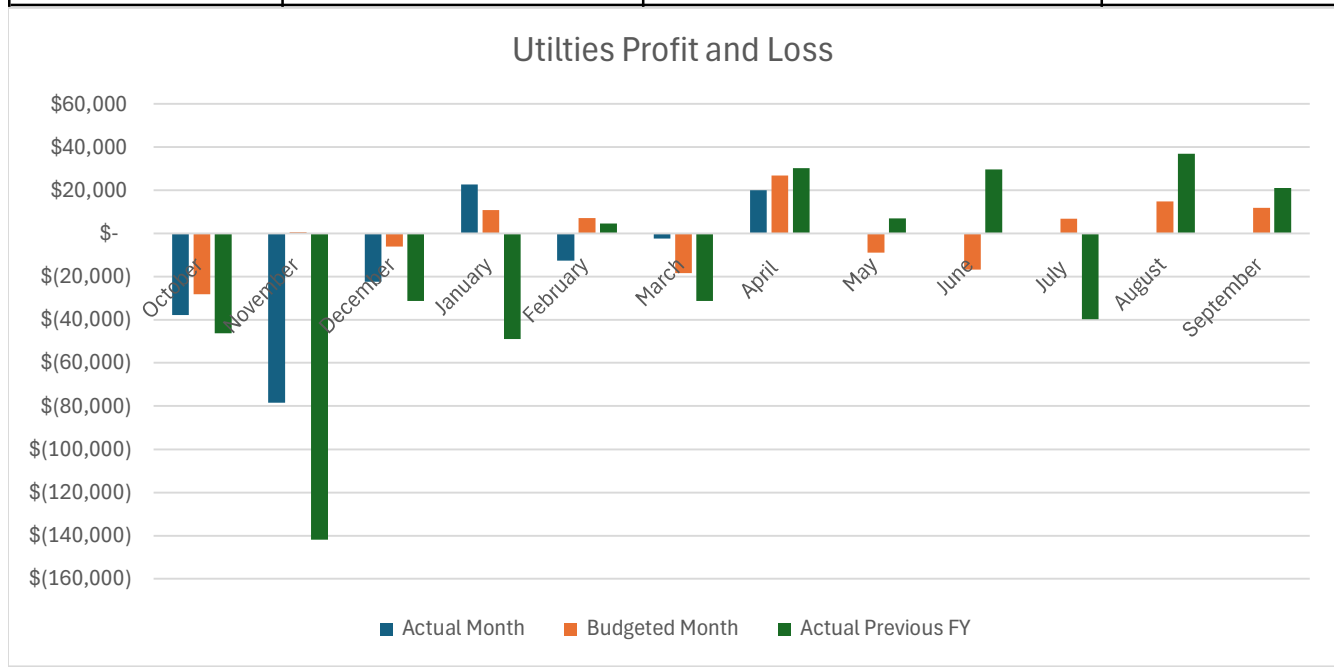
		<b>Utilities Fund Revenue</b>	
	Actual Month	Budgeted Month	Actual Previous FY
October	\$ 142,398	\$ 140,481	\$ 135,026
November	\$ 136,446	\$ 129,357	\$ 119,178
December	\$ 133,009	\$ 122,165	\$ 122,317
January	\$ 124,337	\$ 127,135	\$ 119,235
February	\$ 121,585	\$ 124,715	\$ 119,641
March	\$ 125,364	\$ 128,379	\$ 134,486
April	\$ 140,787	\$ 134,592	\$ 134,782
May		\$ 131,065	\$ 123,807
June		\$ 137,037	\$ 136,886
July		\$ 146,798	\$ 136,996
August		\$ 152,589	\$ 141,540
September		\$ 144,787	\$ 147,645



		Utility Expenses	
	Actual Month	Budgeted Month	Actual Previous FY
October	\$ 180,168	\$ 168,725	\$ 181,275
November	\$ 214,886	\$ 128,817	\$ 261,051
December	\$ 155,513	\$ 128,184	\$ 153,675
January	\$ 101,633	\$ 116,388	\$ 168,163
February	\$ 134,197	\$ 117,716	\$ 115,078
March	\$ 127,836	\$ 146,740	\$ 165,849
April	\$ 120,856	\$ 107,901	\$ 104,538
May		\$ 139,984	\$ 116,872
June		\$ 153,815	\$ 107,274
July		\$ 140,010	\$ 176,693
August		\$ 137,838	\$ 104,548
September		\$ 132,982	\$ 126,724

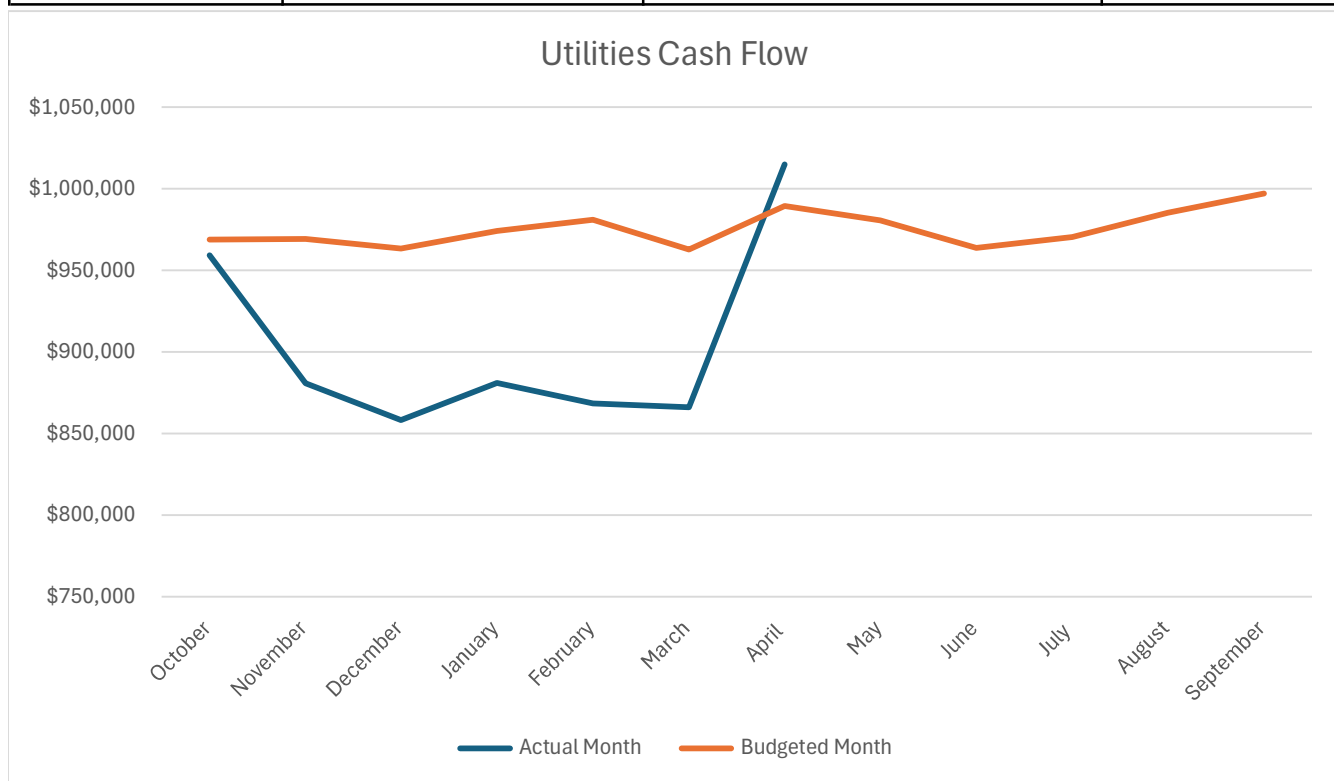


		<b>Utilities Profit/Loss</b>	
	Actual Month	Budgeted Month	Actual Previous FY
October	\$ (37,770)	\$ (28,244)	\$ (46,249)
November	\$ (78,440)	\$ 540	\$ (141,873)
December	\$ (22,504)	\$ (6,019)	\$ (31,357)
January	\$ 22,704	\$ 10,747	\$ (48,928)
February	\$ (12,612)	\$ 6,999	\$ 4,564
March	\$ (2,472)	\$ (18,361)	\$ (31,363)
April	\$ 19,931	\$ 26,691	\$ 30,245
May		\$ (8,919)	\$ 6,935
June		\$ (16,778)	\$ 29,612
July		\$ 6,788	\$ (39,697)
August		\$ 14,751	\$ 36,992
September		\$ 11,805	\$ 20,921



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		<b>Utilities Cash Flow</b>	
	Actual Month	Budgeted Month	
October	\$ 959,211	\$ 968,737	
November	\$ 880,771	\$ 969,277	
December	\$ 858,268	\$ 963,258	
January	\$ 880,972	\$ 974,005	
February	\$ 868,360	\$ 981,004	
March	\$ 865,889	\$ 962,643	
April	\$ 1,014,864	\$ 989,334	
May		\$ 980,415	
June		\$ 963,637	
July		\$ 970,425	
August		\$ 985,176	
September		\$ 996,981	



<b>Assets V Liability</b>						
Assets	General Fund	Debt Service Fund	Capital Improvements	Utility Fund	Recreation Fund	Total
Checking/Savings	\$1,059,430	\$160,624	\$7,503,259	\$ 1,014,864	\$185,341	\$9,923,518
Other Current Assets	\$(7,041)	\$11,202		\$190,641	\$71,167	\$265,969
Fixed Assets	\$78,475			\$ 3,654,778	\$840,443	\$4,573,696
Total Assets	\$1,130,864	\$171,826	\$7,503,259	\$ 4,806,153	\$1,194,338	\$14,806,440
Liabilities & Equity						
Liabilities						
Accounts Payable	\$2,800		\$7,050	\$ 90,864	\$29,140	\$129,854
Other Current Liabilities	\$309,920	\$11,202		\$ 307,482	\$120,111	\$748,715
Long Term Liabilities			\$7,500,000	\$ 33,645	\$149,610	\$7,683,255
Equity	\$818,143	\$160,624	\$(3,792)	\$ 4,459,322	\$895,478	\$6,329,775
Total Liabilities & Equity	\$1,130,863	\$171,826	\$7,503,258	\$4,891,313	\$1,194,339	\$14,891,598

<b>Capital Fund</b>		<b>TOTAL</b>
	<b>April 25</b>	<b>Oct '24 -April 25</b>
<b>REVENUE</b>		
<b>Interest Earned on Investments</b>	\$ 28,561	\$ 207,537
<b>Bond Issue</b>	\$ 7,475,000	\$ 7,475,000
<b>Total Revenue</b>	\$ 7,503,561	\$ 7,682,537
<b>EXPENSE</b>		
<b>Architectural &amp; Consultant Exp</b>	\$ 8,000	\$ 35,327
<b>Engineering &amp; Testing Expenses</b>	\$ -	\$ 41,048
<b>Bldg Renovations-Cart Barn</b>	\$ 319	\$ 37,074
<b>Pool Construction Cost Exp.</b>	\$ 9,600	\$ 11,550
<b>Irrigation Relocation Expense</b>		\$ 390
<b>Debt Issuance</b>	\$ 138,796	\$ 138,796
<b>Total Expense</b>	\$ 156,715	\$ 264,185
<b>Debt Premium Discount</b>	\$ (163,796)	\$ (163,796)
<b>Net Income</b>	\$ 7,510,642	\$ 7,582,148



City of Meadowlakes General  
Fund Snapshot

	Revenues	Expenses	Net Gain/Loss
Actual April 2025	\$ 51,123	\$ 64,036	\$ (12,913)
Budgeted April 2025	\$ 50,797	\$ 66,164	\$ (15,367)
Actual April 2024	\$ 59,436	\$ 72,391	\$ (12,955)
Year-to-Date (April)	\$ 818,009	\$ 576,515	\$ 241,494
Year-to-Date Budgeted	\$ 789,634	\$ 564,986	\$ 224,648
Year-to-Date Last Fiscal Year (April)	\$ 780,170	\$ 520,176	\$ 259,994

Income	Actual April 25	Budgeted April 25	Oct 24 - April 25	Budgeted Oct 24- April 25	% of Budget
Ad Valorem Tax	5,437.12	7,802.00	\$ 550,276	\$ 543,202	101%
Franchise Fees	\$ 14,601	\$ 13,541	\$ 44,806	\$ 42,842	105%
City Building Permit Income	\$ 1,795	\$ 1,016	\$ 16,680	\$ 5,351	312%
Municipal Court Income	\$ 99	\$ 285	\$ 697	\$ 1,528	46%
Contract Services	\$ 9,196	\$ 9,196	\$ 64,370	\$ 66,668	97%
Miscellaneous Income	\$ 2,077	\$ 1,040	\$ 15,761	\$ 6,043	261%
Transfers in from Utility Fund	\$ 17,917	\$ 17,917	\$ 125,416	\$ 125,997	100%
TOTAL Operating Income	\$ 33,206	\$ 32,880	\$ 692,592	\$ 663,638	104%
<b>EXPENSES</b>					
<b>OPERATING EXPENSES</b>					
Employee Expense	\$ 48,029	\$ 50,735	\$ 374,371	\$ 349,238	107%
Miscellaneous Administrative Expenses	\$ 2,410	\$ 5,054	\$ 55,253	\$ 65,708	84%
Municipal Court Expenses	\$ 200	\$ 283	\$ 5,528	\$ 7,344	75%
City Hall Operating Expense	\$ 573	\$ 875	\$ 8,271	\$ 8,058	103%
Ordinance/Animal Control Expenses	\$ 3,044	\$ 3,450	\$ 25,809	\$ 58,341	44%
Traffic Control	\$ 2,485	\$ 2,635	\$ 17,535	\$ 22,023	80%
Contract Emergency Services	\$ 7,472	\$ 7,433	\$ 61,313	\$ 52,273	117%
Total Operating Expenses	\$ 64,036	\$ 66,164	\$ 551,515	\$ 536,986	103%
Operating Net Gain/Loss	\$ (30,830)	\$ (33,284)	\$ 141,077	\$ 126,652	111%
<b>NON-OPERATING EXPENSES</b>					
Transfers to Other Funds	\$ -	\$ -	\$ 25,000	\$ 25,000	100%
Total Non-Operating Expenses	\$ -	\$ -	\$ 25,000	\$ 28,000	89%
<b>TOTAL EXPENSES</b>	\$ 64,036	\$ 66,164	\$ 576,515	\$ 564,986	102%
<b>NET INCOME</b>	\$ (12,913)	\$ (15,367)	\$ 241,493	\$ 224,649	107%
Cash On Hand	\$ 1,088,969				

<b>Rec Fund Snapshot</b>	Revenues	Expenses	Net Gain/Loss		
Actual April 2025	\$ 97,637	\$ 85,563	\$ 12,074		
Budgeted April 2025	\$ 92,515	\$ 78,693	\$ 13,822		
Actual April 2024	\$ 100,295	\$ 83,254	\$ 17,041		
Year-to-Date (April)	\$ 547,355	\$ 541,726	\$ 5,629		
Year-to-Date Budgeted	\$ 517,395	\$ 564,383	\$ (46,988)		
Year-to-Date Last Fiscal Year (April)	\$ 583,081	\$ 643,355	\$ (60,274)		
Rec Fund Snapshot	April 25 Actual	Budgeted April 25	October 24- April 25	Budgeted October 24- April 25	
<b>Income</b>					
Prepaid Golf	\$ 14,549	\$ 16,750	\$ 104,953	\$ 127,150	83%
Green Fees	\$ 41,290	\$ 42,000	\$ 211,850	\$ 201,050	105%
Golf Cart Rental	\$ 15,908	\$ 15,500	\$ 84,709	\$ 81,750	104%
Driving Range	\$ 1,534	\$ 1,600	\$ 8,019	\$ 10,600	76%
Snacks & Beverages	\$ 5,412	\$ 4,500	\$ 23,591	\$ 19,400	122%
Merchandise Sales	\$ 10,874	\$ 4,166	\$ 55,074	\$ 29,170	189%
Tournament Income	\$ 3,760	\$ 4,081	\$ 29,611	\$ 16,015	185%
Handicap Services	\$ 111	\$ 60	\$ 282	\$ 3,350	8%
Total Golf Shop Income	\$ 93,680	\$ 88,795	\$ 519,003	\$ 489,695	106%
<b>Other Income</b>					
Interest Earned	\$ 57	\$ -	\$ 332	\$ -	
Rental Income	\$ 3,800	\$ 3,500	\$ 25,400	\$ 25,700	99%
Total Operating Revenues	\$ 97,637	\$ 92,515	\$ 547,355	\$ 517,395	106%
<b>Non-Operating Income</b>					
Transfers in from Other Funds	\$ -	\$ -	\$ 25,000	\$ 25,000	100%
Total Non-Operating Income	\$ -	\$ -	\$ 25,000	\$ 25,000	100%
<b>TOTAL INCOME</b>	\$ 97,637	\$ 92,515	\$ 572,355	\$ 542,395	106%
<b>EXPENSES</b>					
Administrative Expenses	\$ 3,257	\$ 4,130	\$ 41,385	\$ 47,650	87%
<b>Golf Shop Expenses</b>					
Payroll Expenses	\$ 21,426	\$ 16,212	\$ 133,325	\$ 131,857	101%

Operating Expenses	\$ 6,047	\$ 11,974	\$ 79,821	\$ 59,230	135%
Total Golf Shop Expense	\$ 27,473	\$ 28,186	\$ 219,151	\$ 201,637	109%
<b>Grounds Maintenance Expenses</b>					
Payroll Expenses	\$ 25,680	\$ 25,945	\$ 188,374	\$ 202,065	93%
Total Grounds Maintenance Expense	\$ 44,701	\$ 48,652	\$ 281,496	\$ 314,095	90%
TOTAL OPERATING EXPENSES	\$ 85,563	\$ 78,693	\$ 541,726	\$ 564,383	96%
CAPITAL EXPENSE	\$ -	\$ -	\$ 24,525	\$ 15,000	163%
TOTAL EXPENSE	\$ 85,563	\$ 78,693	\$ 566,251	\$ 579,383	98%
NET GAIN/LOSS	\$ 12,074	\$ 13,822	\$ 6,104	\$ (36,988)	-17%
Net gain loss operating	\$ 12,074	\$ 13,822	\$ 5,629	\$ (46,988)	-12%
<b>Cash on Hand</b>	\$ 185,341				

<b>Utility Fund Snapshot</b>	Revenues	Expenses	Net Gain/Loss	
Actual April 2025	\$ 140,787	\$ 120,856	\$ 19,931	
Budgeted April 2025	\$ 134,592	\$ 107,901	\$ 26,691	
Actual April 2024	\$ 134,782	\$ 104,376	\$ 30,406	
Year-to-Date (April)	\$ 923,927	\$ 1,035,550	\$ (111,623)	
Year-to-Date Budgeted	\$ 911,051	\$ 918,986	\$ (7,935)	
Year-to-Date Last Fiscal Year (April)	\$ 884,667	\$ 1,149,628	\$ (264,961)	
	April 25 Actual	Budgeted April 25	October 24- April 25	Budgeted October 24- April 25
<b>Income</b>				
Water Revenue	52,360.73	47,270.00	313,171.00	\$ 293,775
Sewer Revenue	51,178.74	50,812.00	\$ 358,580	\$ 360,297
Trash Collection	31,951.71	32,054.00	\$ 220,615	\$ 215,827
Connect Fees	\$ 2,100	210.00	\$ 6,300	\$ 1,395
Miscellaneous	\$ 90	\$ 470	\$ 2,409	\$ 4,639
Total Operating Revenue	\$ 140,787	\$ 134,592	\$ 923,927	\$ 906,824
<b>Expenses</b>				
<b>Operating</b>				
Total Employee Expense	\$ 40,879	\$ 41,048	\$ 272,905	\$ 361,467
Total Administrative	\$ 1,722	\$ 1,157	\$ 48,298	\$ 52,896
Water Treatment	\$ 7,206	\$ 7,314	\$ 84,078	\$ 69,179
Wastewater Treatment	\$ 4,370	\$ 7,709	\$ 56,680	\$ 63,497
Other Operational Exp	\$ 3,544	\$ 3,630	\$ 51,502	\$ 50,165
Garbage Collection	\$ 28,809	\$ 29,125	\$ 199,124	\$ 194,042
Total Operating Expense	\$ 95,320	\$ 110,906	\$ 718,573	\$ 789,056
Operating Gain/Loss	\$ 45,467	\$ 23,686	\$ 205,354	\$ 117,768
<b>Non-Operating Expense</b>				
Capital Improvements	\$ 3,810		\$ 191,560	\$ -
Transfer to General Fund	\$ 17,917	\$ 17,917	\$ 125,417	\$ 125,415
Total Non-Operating Expense	\$ 21,727	\$ 17,917	\$ 316,977	\$ 125,415
Total Expense	\$ 117,047	\$ 128,823	\$ 1,035,550	\$ 914,471
Net Gain/Loss	\$ 23,740	\$ 5,769	\$ (111,626)	\$ (7,647)
Cash on Hand	\$ 1,014,864			

October 24 to April 25		General Fund	Utility Fund	Recreation Fund	Total All Funds
<b>Revenues</b>					\$ -
	<b>Operating Revenues</b>				\$ -
	Utility Income (Water and Wastewater)		\$ 592,155		\$ 592,155
	Ad Valorem Tax	\$ 550,276			\$ 550,276
	Services Rendered-Golfing Complex			\$ 519,003	\$ 519,003
	Solid Waste Collection		\$ 188,663		\$ 188,663
	Contract Services	\$ 64,370			\$ 64,370
	Franchise Fees	\$ 44,806			\$ 44,806
	Miscellaneous Income	\$ 15,761	\$ 2,319		\$ 18,080
	Total Operating Revenues	\$ 692,592	\$ 783,137	\$ 547,355	\$ 2,023,084
					\$ -
	<b>Non-Operating Revenues</b>				\$ -
	Transfers in from Other Funds	\$ 125,416		\$ 25,000	\$ 150,416
	Total Non-Operating Revenues	\$ 125,416		\$ 25,000	\$ 150,416
					\$ -
	Total Revenues	\$ 818,008	\$ 783,137	\$ 572,355	\$ 2,173,500
					\$ -

<b>Expenses</b>					\$ -
	Employee-Related Expenses	\$ 374,371	\$ 225,387	\$ 321,699	\$ 921,457
	Administrative Expenses	\$ 55,253	\$ 46,575	\$ 41,345	\$ 143,173
	Public Safety Expenses	\$ 104,656			\$ 104,656
	Operational Expenses	\$ 7,698	\$ 175,663	\$ 146,802	\$ 330,163
	Solid Waste Collection Expenses		\$ 170,315		\$ 170,315
					\$ -
	<b>Total Operating Expenses</b>	\$ 551,515	\$ 618,982	\$ 541,726	\$ 1,712,223
	<b>Net Operating Gain/Loss</b>	\$ 141,077	\$ 164,155	\$ 5,629	\$ 310,861
					\$ -
<b>Non-Operating Expenses</b>					\$ -
	Principle Due on Operating Debt				\$ -
	Interest Due on Operating Debt				\$ -
	Principle Due on Bond Debt				\$ -
	Interest Due on Bond Debt				\$ -

	Transfers Out to Other Funds	\$ 25,000	\$ 107,500		\$ 132,500
	Capital Expenses/Improvements	\$ -	\$ 187,750	\$ 24,525	\$ 212,275
					\$ -
	<b>Total Non-Operating Expenses</b>	\$ 25,000	\$ 295,250	\$ 24,525	\$ 344,775
					\$ -
	<b>Total Fund Expenses</b>	\$ 576,515	\$ 914,232	\$ 566,251	\$ 2,056,998
	<b>Fund Net Gain/Loss</b>	\$ 241,493	\$ (131,095)	\$ 6,104	\$ 116,502

*City of Meadowlakes*  
**Memorandum to Council**

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**May 20, 2025 Council Meeting**

**DATE:** May 20, 2025

**TO:** Honorable Mayor Bentley and Councilmembers

**FROM:** Will De Roos, City Manager

**SUBJECT:** 6-A Update on Renovations of Wastewater Treatment Plant and use of SLFRF

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All SLFRF funds have been expended within the timeframe required by the State of Texas; our grant manager is completing required paperwork. Projects funded by SLFRF exceeded funding by roughly \$3,000.



*City of Meadowlakes*  
**Memorandum to Council**

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**May 20, 2025 Council Meeting**

**DATE:** May 20, 2025

**TO:** Honorable Mayor Bentley and Councilmembers

**FROM:** Will De Roos, City Manager

**SUBJECT:** 6-B: Community Center Update

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- 1) City staff met with project architects and managers on 5/19/2025 to go over construction documents. The next step is to have the construction manager solicit and receive estimates on the work to be performed to ensure it is within the City's budget (estimate: 1 month) After this, the construction manager will sign that they are comfortable with the project and will be responsible for any cost overruns. We will then develop bid invitation specifications (estimate: 1 month), solicit sealed bids (estimate: 1 month), and make recommendations (estimate 1 month) to the City Council on selecting the best bids. Barring any setbacks, time estimates indicate put the City Council will be awarding bids to contractors in September.
- 2) The Cart Barn/Temporary Pro Shop portion of the community center project is progressing smoothly. New asphalt is in place, the building roof is extended to provide more coverage, and footings for the building have been poured.

*City of Meadowlakes*  
**Memorandum to Council**

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**May 20, 2025 Council Meeting**

**DATE:** May 20, 2025

**TO:** Honorable Mayor Bentley and Councilmembers

**FROM:** Will De Roos, City Manager

**SUBJECT:** 6-C Authorize City Manager De Roos to enter contract with Municode/Civic Plus for Codification Project

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On the agenda for this week's meeting is an action item to enter an agreement with CivicPlus to help with the City's recodification project. Included in this agreement, CivicPlus will provide a republication code update of ordinances (\$5,520) and legal review (\$3,300), as well as a full-service supplementation subscription (\$1,300), and a custom banner, CodeBank, CodeBank Compare + eNotify, OrdBank and MuniPro (\$1,195).

Online supplementation will begin with the ordinances received on a semi-annual basis. Print supplementation will begin with the ordinances received from the municipality on an annual basis (up to 3 copies).

Total Investment - Initial Term \$11,315

Annual Recurring Services (subject to 5% annual uplift) \$2,495

Renewal Procedure Automatic 1 year renewal term, unless 60 days notice provided.

*City of Meadowlakes*  
**Memorandum to Council**

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**May 20, 2025 Council Meeting**

**DATE:** May 20, 2025

**TO:** Honorable Mayor Bentley and Councilmembers

**FROM:** Will De Roos, City Manager

**SUBJECT: 6-D** Authorize the transfer of funds from general fund to the utility fund for the purpose street sweeper not to exceed \$50,000

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The City has purchased 2003 Elgin Whirlwind Street Sweeper in good condition. We were able to send Scott Bridges to Pennsylvania to inspect the equipment in-person, purchase the sweeper, and have it shipped to Meadowlakes for just under \$50,000.

Recommendation: Authorize the transfer of funds from the General Fund to the Department of Utilities Fund for this purchase (as that is the department that will be responsible for this piece of equipment).

# **City of Meadowlakes**

## **RESOLUTION NUMBER 2025-07**

### **May 20, 2025**

#### **A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF MEADOWLAKES, TEXAS, BURNET COUNTY, TEXAS, APPOINTING ONE MEMBER TO THE MEADOWLAKES PUBLIC FACILITY CORPORATION BOARD OF DIRECTORS TO FILL UNEXPIRED TERM**

**WHEREAS**, the City Council of the City of Meadowlakes, Texas, created the Meadowlakes Public Facility Corporation under Chapter 303, Local Government Code on August 19, 2009, and

**WHEREAS**, There is an open position, Place 2, for the Board of Directors of the Meadowlakes Public Facility Corporation on May 20<sup>th</sup>, 2025, and

**WHEREAS**, the open term of office is not set to expire until October 31, 2025, and

**WHEREAS**, Section 2.1 of the bylaws of said Corporation requires any vacancy on the Board of Directors of the Corporation to be filled by appointment by a majority vote of the City Council, and said appointment shall be only for the remainder of the unexpired term of the vacant position; and

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

**Section 1. Finding:**

The above and preceding recitals are hereby found to be true and correct and are incorporated herein as findings of fact.

**Section 2. Appointment:**

That Mr. John Travis is hereby appointed to fill Place 2 vacancy on the Meadowlakes Public Facility Corporation, for the term expiring October 31, 2025

**Section 3. Severability:**

The invalidity of any part of this Resolution shall not invalidate any other part hereof. The terms and provisions of this Resolution shall be deemed to be severable. If any section, subsection, sentence, clause, or phrase of this Resolution should be declared invalid, the same shall not affect the validity of any other section, subsection, sentence, clause, or phrase of this Resolution.

**Section 4. Public Notices and Open Meeting:**

It is hereby officially found and determined that the meeting at which this Resolution was passed was open to the public. That public notice of the meeting's time, place, and purpose was given as required by the Texas Open Meetings Act, *Chapter 551, Tex. Gov't Code*.

**Section 5.      Effective Date:**

This Resolution shall take effect immediately from and after its passage.

**PASSED AND APPROVED** on this the 20th day of May, 2025.

**APPROVED:**

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**Mark Bentley, Mayor**

**ATTEST:**

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**Baneza Solarzano, City Secretary**

# City of Meadowlakes

## RESOLUTION NUMBER 2025-06

### May 20, 2025

A RESOLUTION BY THE CITY OF MEADOWLAKES, BURNET COUNTY, TEXAS, CONFIRMING THE CITY MANAGER'S APPOINTMENT OF A MEMBER TO THE MEADOWLAKES BUILDING COMMITTEE, CONFIRMING THE APPOINTMENT OF A DEPUTY BUILDING OFFICIAL, ESTABLISHING TERMS OF OFFICE FOR EACH, PROVIDING A SEVERABILITY CLAUSE AND ESTABLISHING AN EFFECTIVE DATE.

**WHEREAS**, the City Council of the City of Meadowlakes, Texas, Adopted the Code of Ordinances for said City on June 11, 2013, which establishes the Building Committee for said City: and

**WHEREAS**, the City Council revised a portion of said Code of Ordinances to incorporate revisions to the 2015 International Residential Building Code as adopted and

**WHEREAS**, said revisions of said Building Code require the City Council to confirm the City Manager acting in the capacity of the City's Chief Building Official, the appointment of a Deputy Building Official, and the members of the City's Building Committee as referenced below; and

**WHEREAS**, William De Roos wishes to appoint a new member to the Meadowlakes Building Committee

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

**Section 1. Finding:**

The above and foregoing recitals are hereby found to be true and correct and are incorporated herein as findings of fact.

**Section 3. Confirmation of City Manager's Appointment:**

The City Council of the City of Meadowlakes confirms the City Manager's appointment of Mr. Mike Clark to the Meadowlakes Building Committee. Appointee shall be appointed as so noted and shall take office on May 21, 2025, and shall serve the term of office as indicated below:

Appointee	Place	Term	Filling Full or Unexpired Term
Mike Clark	3	11/01/2023 – 10/31/2025	Unexpired Term

**Section 5. Severability:**

The invalidity of any part of this Resolution shall not invalidate any other part hereof. The terms and provisions of this Resolution shall be deemed to be severable. If any section, subsection, sentence, clause, or phrase of this Resolution should be declared invalid, the same shall not affect the validity of any other section, subsection, sentence, clause, or phrase of this Resolution.

**Section 6. Public Notices and Open Meetings:**

It is hereby officially found and determined that the meeting at which this Resolution was passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Texas Open Meetings Act, *Chapter 551, Tex. Gov't Code*.

**Section 7. Effective Date:**

This Resolution shall become effective on May 21, 2025.

**PASSED AND APPROVED on this, the 20th day of May, 2025.**

**APPROVED:**

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**Mark Bentley, Mayor**

**ATTEST:**

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**Baneza Solarzano, City Secretary**

*City of Meadowlakes*  
**Memorandum to Council**

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**May 20, 2025 Council Meeting**

**DATE:** May 20, 2025

**TO:** Honorable Mayor Bentley and Councilmembers

**FROM:** Will De Roos, City Manager

**SUBJECT:** 7-D Budget Planning timeline for the 2025-2026 Fiscal Year; establishing City Council future budget workshop meetings

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The proposed timeline for planning the next budget for Meadowlakes is below. My hope is that while every Council Member will be involved in every department, each Council Member focuses much of their effort on one department. In this way, every member will be informed on the city as a whole while also becoming an expert in their department.

June 17, 2024 Council & staff Workshop for strategic planning Regarding goals, priorities, and Projects for FY2025 Early July Council & Staff Presentation of a working draft of FY2025 draft budget for discussion, review, and recommendations

July 15, 2024 Council & staff review proposed budget and establishes the date/time/place for any required public hearings

July 25, 2024 Chief Appraiser Certifies the taxable value of Property within the City.

July 25 to Aug. 1 Council & Staff Final budget workshop before filing the proposed budget with the City Secretary. Note: The draft budget must be filed with the City Secretary 30 days before adopting the City's ad valorem tax rate.

July 26 to Aug 7 Chief Appraiser determines calculates the no-new revenue and voter-approved ad valorem tax rates