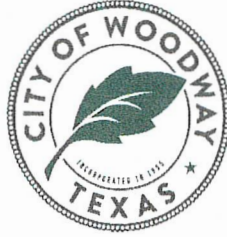


Public Notice of Meeting



Woodway City Council

August 10, 2026 - 5:30 P.M.

Take notice that a regular meeting of the City Council of the City of Woodway, Texas, will be held in the Donald J. Baker Council Chambers at Woodway City Hall, 922 Estates Drive, Woodway, Texas, commencing at 5:30 P.M. on Monday, August 10, 2026, to consider and act upon any lawful subject which may come before it including, among others, the items listed below.

Agenda

Call Meeting to Order

Invocation

1. Invocation
2. Pledge of Allegiance

Public Comment

3. The City Council invites citizens to address the Council on any matter, including items on the agenda, except public hearings that are included on the agenda. Comments related to Public Hearings will be heard when the specific hearing starts. Please limit your comments to three (3) minutes per Resolution R-87-11. The Council is not permitted to take any action or discuss any item not listed on the agenda. When called to speak, please state your name and address, and if speaking on a specific agenda item, state the item before beginning your comments.

Presentations

4. Presentation of Yard of the Month for August
5. Introduction of new Carleen Bright Arboretum staff member
6. Presentation of Certified Municipal Court Clerk plaque on behalf of Texas Court Clerks Association
7. Quarterly presentation - Finance Department (regarding the revenue and expenses for the general fund, utility fund, sanitation, CBA/Pavilion operations fund, and tourism fund through June 30, 2026)

Items for Individual Discussion, Consideration, and/or Action

8. Discussion and possible action regarding the adoption of a new five-year water and wastewater rate plan

Items Related to Proposed 2026/2027 Annual Budget and Proposed 2026 Ad Valorem Tax Rate

9. Discussion and consider action on acceptance of 2026 ad valorem tax values as certified by the McLennan Central Appraisal District Board of Directors and delivered to the City of Woodway on July 20, 2026
10. Follow-up discussion on proposed annual budget and proposed ad valorem tax rate, and consensus on proposed tax rate
11. Discussion and consider action on proposal to place an action item on a future meeting agenda for the purpose of adopting a 2026 ad valorem tax rate
12. Discussion and consider action on setting the date, time, and place for the required public hearing on the proposed 2026 ad valorem tax rate

Consent Agenda

The Consent Agenda consists of non-controversial, routine and budgeted items which require no public hearing. The Consent Agenda is subject to being approved with one single motion; however, the Mayor or any City Councilmember may remove any item from the Consent Agenda for separate discussion and consideration.

13. Discussion and consider action of the minutes of the regular City Council meeting held on July 13, 2026
14. Discussion and consider action to award a contract in response to Request for Bids #26-04, for Acorn Well Pump Station project to Mechell Contracting, LLC., the best valued proposal, in an amount not to exceed \$856,319.00, and authorizing the City Manager to execute any documents in connection therewith
15. Discussion and consider action on Consent Agenda

City Manager and City Council Reports

16. City Manager's Report (Briefings or updates may be provided regarding City services, administrative/ personnel matters, real estate/development, infrastructure, events, regulations, community and intergovernmental relations issues.)
17. City Council Reports (Briefings or updates may be provided regarding City Council committee and liaison assignments.)

Closing Item

18. Consider action on adjournment

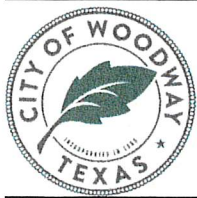
Councilmembers unable to attend in person may participate via videoconference in accordance with Chapter 551 of the Texas Government Code.

I certify that the above notice of meeting was posted at Woodway City Hall, 922 Estates Drive, Woodway, Texas, on the 4th day of August 2026 at 5:00 P.M.



Kasia Redden, City Secretary

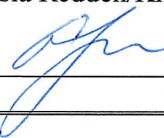
This facility is wheelchair accessible, and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (254) 772-4480 or email kredden@woodwaytexas.gov for further information.



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Kasia Redden/Khalil El-Halabi

Approved By: 

☒ Presentation, Report and/or Discussion Only

☐ Public Hearing/Related Action

☐ Individual Discussion/Action

☐ Consent

☐ Executive Session

Caption:

Presentation of Yard of the Month for August

Background Information:

The Yard of the Month program is intended to recognize residents whose dedication to the maintenance and beautification of their own properties contribute to the overall beauty of Woodway.

For August 2026, we are proud to recognize:

Lawrence and Vivian Montgomery
1101 Knotty Oaks Drive

Financial Impact:

Total of Proposed Expenditure: n/a

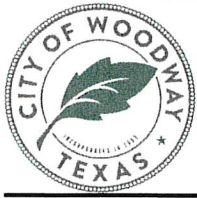
Amount Budgeted: n/a

Account No.: n/a

If not budgeted, other funding options:

Staff Recommendation:

N/A



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Kasia Redden

Approved By: _____

- ☒ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☐ Individual Discussion/Action
- ☐ Consent
- ☐ Executive Session

Caption:

Introduction of new Carleen Bright Arboretum staff member

Background Information:

The Carleen Bright Arboretum is excited to welcome Tom Morton as the new Tourism and Community Program Coordinator.

Tom is a Woodway resident who previously served the Temple and Waco communities in the non-profit sector. He holds a bachelor's degree in Christianity from Houston Christian University and a Master of Divinity from Baylor University, with a focus on youth and family ministry. Together with his wife and Woodway native, Meredith, they have one son, Shepherd, and are expecting their second son, Finnegan, this August.

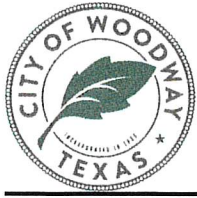
Tom will oversee projects such as the Woodway Farmers Market, Arboretum programming, and community concerts.

Financial Impact:

Total of Proposed Expenditure: n/a
Amount Budgeted: n/a
Account No.: n/a
If not budgeted, other funding options:

Staff Recommendation:

N/A



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Kasia Redden/Malia Buono

Approved By: _____

- ☒ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☐ Individual Discussion/Action
- ☐ Consent
- ☐ Executive Session

Caption:

Presentation of Certified Municipal Court Clerk plaque on behalf of Texas Court Clerks Association

Background Information:

Deputy Court Clerk and customer service staff member Abbey Ueckert has earned her Certified Municipal Court Clerk designation. The Municipal Court Clerk Certification Program was established to encourage professional development and educational growth within the court clerk profession. It is sponsored by the Texas Court Clerks Association (TCCA), the Texas Municipal Courts Education Center (TMCEC), and Texas State University.

To qualify for the title of Certified Municipal Court Clerk, a clerk must complete the requirements for Level 1, Level 2, and Level 3. These requirements include completing 40 hours of continuing education and passing a four-hour exam at each level. Additionally, a clerk must attend a 24-hour assessment clinic and a 12-hour court administrator seminar, and complete 40 hours of court observation and submit a journal of those observations that must be approved by the State Committee. To maintain the certification, 20 hours of annual training is required.

Today's court clerks handle tasks that require an increasingly professional workforce. This includes handling confidential juvenile records, processing both criminal and civil cases, and accurately reporting dispositions of certain cases to the state and national criminal databases that affect a person's ability to possess firearms. The importance of court clerk education is to ensure the municipal court operates efficiently, professionally, and accurately.

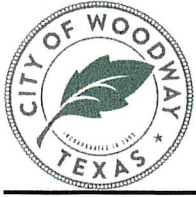
Abbey began working for the Court in 2021 and quickly achieved her Level I and Level II. Within five years, she achieved the title Certified Municipal Court Clerk. Five years is about the expected time frame to complete the program. The classes, testing and court observation do have an expiration date. Her involvement in this rigorous course of study is a huge accomplishment and confirms her dedication to the judicial system and to the City of Woodway.

Financial Impact:

Total of Proposed Expenditure: n/a
Amount Budgeted: n/a
Account No.: n/a
If not budgeted, other funding options:

Staff Recommendation:

N/A



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Kasia Redden/Brenda Hernandez

Approved By: [Signature]

- ☒ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☐ Individual Discussion/Action
- ☐ Consent
- ☐ Executive Session

Caption:

Quarterly presentation – Finance Department (regarding the revenue and expenses for the general fund, utility fund, sanitation, CBA/Pavilion operations fund, and tourism fund through June 30, 2026)

Background Information:

The Finance department provides a quarterly update to City Council regarding fund activity and balances throughout the quarter.

Financial Impact:

Total of Proposed Expenditure:	n/a
Amount Budgeted:	n/a
Account No.:	n/a
If not budgeted, other funding options:	

Staff Recommendation:

N/A

City of Woodway Financial/Performance Report

Six Months Ended June 30, 2026

City Manager
Adam Niolet, CPM, ICMA-CM

Assistant City Manager
Jennifer Rogers, TRMC

Finance Director
Brenda Hernandez, CPA, CPM

Assistant Finance Director
Emily Davis, CPA

For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

General Fund Revenues

Revenue Source	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
PROPERTY TAXES						
1 Property Taxes	\$ 6,431,880	\$ 6,426,956	100%	\$ 5,680,115	\$ 5,567,484	98%
Delinquent Property Taxes	20,000	15,377	77%	15,000	16,633	111%
Interest & Penalties	35,000	29,001	83%	35,000	29,870	85%
Total Property Taxes	\$ 6,486,880	\$ 6,471,334	100%	\$ 5,730,115	\$ 5,613,988	98%
SALES TAX						
Sales Tax (1%)	\$ 3,058,100	\$ 2,309,663	76%	\$ 2,885,000	\$ 2,214,775	77%
Sales Tax (.5%)	1,526,400	1,154,831	76%	1,440,000	1,107,388	77%
2 Sales Tax/380 Rebates	(20,000)	-	0%	(20,000)	(22,207)	0%
Total Sales Tax	\$ 4,564,500	\$ 3,464,494	76%	\$ 4,305,000	\$ 3,299,956	77%
FRANCHISE FEES						
Oncor Electric Franchise	\$ 375,000	\$ 2,438	1%	\$ 375,000	\$ 4,665	0%
Telecommunication Franchise	14,000	7,106	51%	14,000	8,989	64%
3 Atmos Gas Franchise	245,000	266,603	109%	250,000	228,847	92%
Cable Television Franchise	122,570	69,835	57%	122,570	79,148	65%
Total Franchise Fees	\$ 756,570	\$ 345,981	46%	\$ 761,570	\$ 321,649	42%
OTHER REVENUE SOURCES						
3 Permits	\$ 154,000	\$ 134,046	87%	\$ 146,000	\$ 117,385	80%
Court Fines & Misc Fees	116,550	65,525	56%	137,050	69,575	51%
Interest Income	206,000	103,868	50%	196,000	112,502	57%
Mixed Beverage Tax	18,000	16,933	94%	15,000	12,865	86%
Park Reservations	17,500	14,516	83%	15,000	13,355	89%
Animal Control Fees	500	175	35%	500	-	0%
4 Service Charges-Enterprise Funds	247,653	185,740	75%	529,035	396,776	75%
Dispatch Services	48,000	48,000	100%	48,000	48,000	100%
Misc. Income	9,820	9,273	94%	6,652	13,086	197%
5 Lease Revenue/Amortization	19,900	-	0%	20,900	38,250	183%
Family Center Revenues	155,000	73,144	47%	180,000	67,193	37%
Grant Proceeds	-	2,700	-	-	-	-
6 Insurance Proceeds	-	137,698	-	-	23,400	-
Intergovernmental Revenue	15,000	10,432	70%	15,000	14,995	100%
Total Other Revenue Sources	\$ 1,007,923	\$ 802,049	80%	\$ 1,309,137	\$ 927,382	71%
TOTAL REVENUES	\$ 12,815,873	\$ 11,083,859	86%	\$ 12,105,822	\$ 10,162,975	84%

For Nine Months Ended June 30, 2026

75% of Fiscal Year Expired

Notes:

1: Property Taxes – The \$859k increase in property taxes directly correlates with an increase in the property tax rate as well as an increase in tax rate allocation to the general fund. For FY 2026, the tax rate adopted was 0.363836, of which 93% was allocated to the general fund, compared to FY 2025's tax rate of 0.357865, of which 83% was allocated to the general fund.

2: Sales Tax Rebates – During FY 25, the city had two 380 agreements in place. One agreement terminated October 1, 2025. The contracted party in the second agreement did not qualify for a rebate during FY 2026. As a result, there are no sales tax rebates in FY 26.

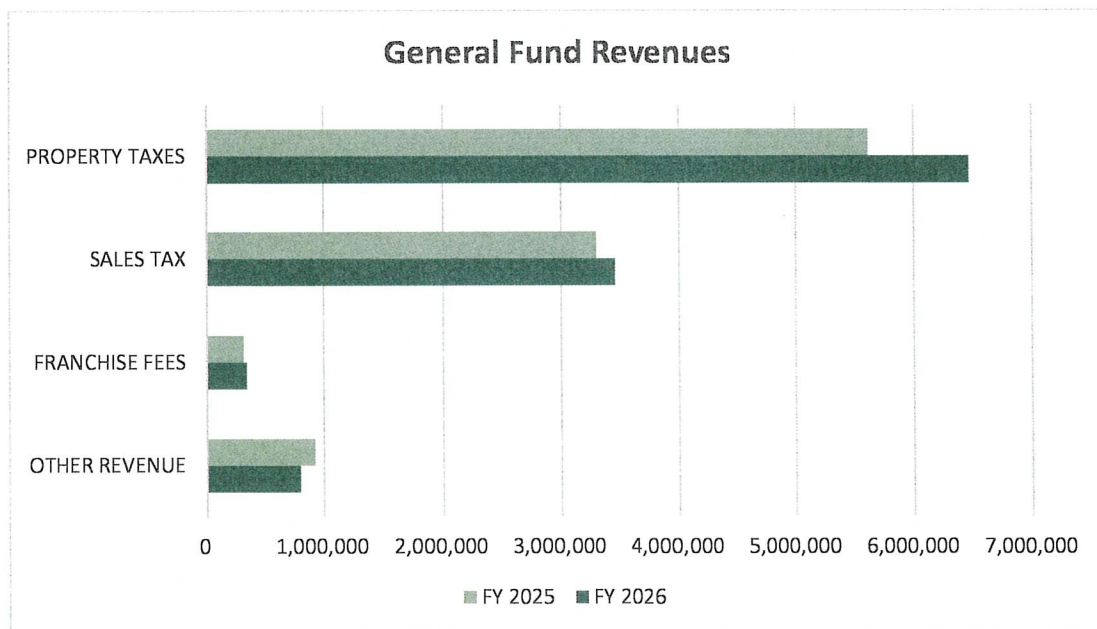
2: ATMOS Gas Franchise – ATMOS pays franchise tax in February based on the previous calendar year's collections. The increase in revenue is due to the average cost of natural gas rising from \$2.52 to \$ 3.72 per thousand cubic feet from calendar year 2024 to 2025.

3: Permits – The \$17k increase in permits directly correlates with the increase in permits issued. As of June 30, 2026, 687 permits were issued, compared to 669 in FY 25. Additionally, permit revenue varies by the type of permit issued.

4: Service Charges – Service charges have historically comprised a percentage of the general fund departmental budgets paid by the water/sewer fund and excess revenue over expenditures from the sanitation fund. Beginning in FY 26, the sanitation fund service charge was removed from the budget to offset anticipated cost increases associated with the closure of the Hannah Hill landfill.

5: Lease Revenue – The decrease is due to the timing of when the County pays the City. Last year, the City received a \$38,000 payment from McLennan County that reflected two years of lease payments.

6: Insurance Proceeds – Insurance proceeds fluctuate based on the quantity and severity of insurance claims incurred. This amount relates to significant repair costs for the bucket on the ladder truck, which was damaged during training/inclement weather.



For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

General Fund Expenditures

Expenditures by Division	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
General Government						
1 City Secretary	\$ 295,774	\$ 237,982	80%	\$ 282,024	\$ 209,105	74%
Administration	857,268	613,272	72%	840,732	609,047	72%
Finance	652,948	476,380	73%	600,512	436,159	73%
2 Non-Departmental	410,952	211,437	51%	244,217	148,654	61%
Total General Government	\$ 2,216,942	\$ 1,539,070	69%	\$ 1,967,485	\$ 1,402,964	71%
Public Safety						
Public Safety	\$ 7,372,205	\$ 5,300,805	72%	\$ 7,193,588	\$ 5,078,084	71%
Municipal Court	255,893	162,408	63%	241,230	170,174	71%
Total Public Safety	\$ 7,628,098	\$ 5,463,214	72%	\$ 7,434,818	\$ 5,248,257	71%
Community Services						
3 Streets	\$ 692,641	\$ 499,976	72%	\$ 635,373	\$ 421,566	66%
Parks	575,936	383,196	67%	527,412	361,081	68%
Public Buildings	334,823	225,033	67%	303,564	236,537	78%
Administration/Inspections	539,268	388,526	72%	509,118	376,513	74%
Total Community Services	\$ 2,142,668	\$ 1,496,730	70%	\$ 1,975,467	\$ 1,395,699	71%
Community Programs						
Community Development	\$ 40,000	\$ 22,760	57%	\$ 50,000	\$ 17,145	34%
Youth Commission	3,000	982	33%	3,000	1,318	44%
Woodway Family Center	785,165	523,724	67%	675,052	494,985	73%
Total Community Programs	\$ 828,165	\$ 547,466	66%	\$ 728,052	\$ 513,448	71%
TOTAL EXPEDITURES	<u>\$12,815,873</u>	<u>\$ 9,046,480</u>	71%	<u>\$12,105,822</u>	<u>\$ 8,560,369</u>	71%

For Nine Months Ended June 30, 2026

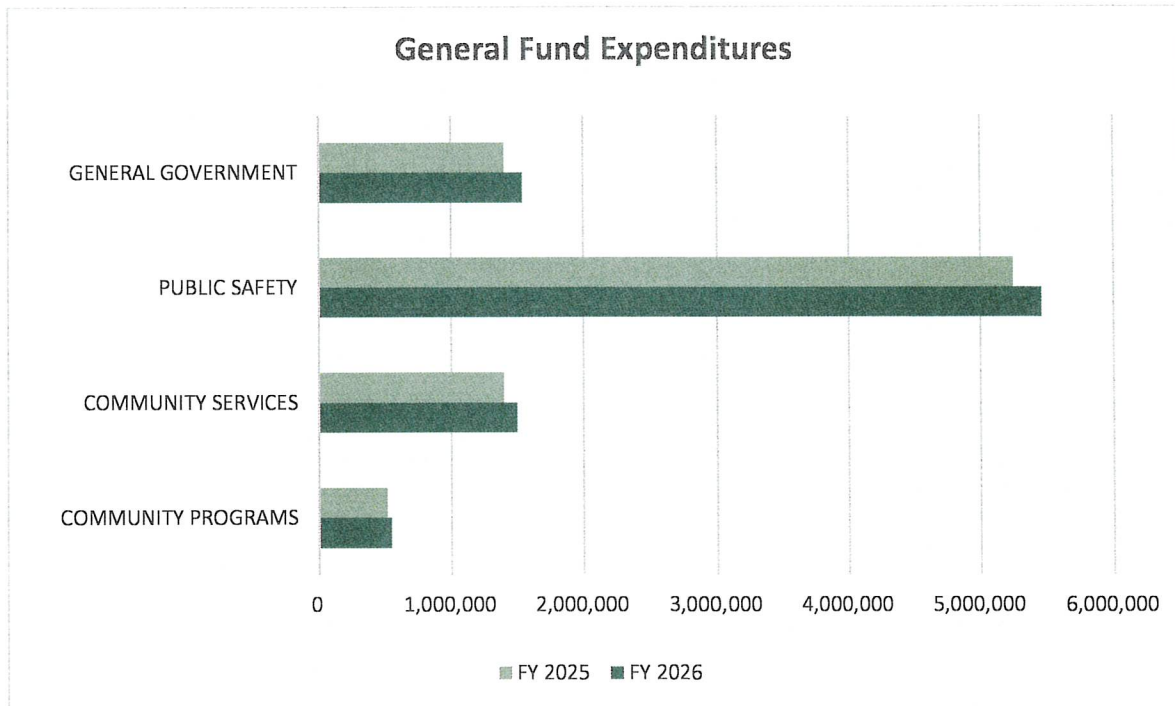
75% of Fiscal Year Expired

Notes:

1: **City Secretary** – The \$29k increase correlates to a large vacation pay-out due to the retirement of the City Secretary.

2: **Nondepartmental** – The \$63k increase is primarily attributed to an overall increase in the non-departmental budget in FY 26. Costs for social media archiving software and network switches were not incurred last year, but they were anticipated and budgeted for in FY 26.

3: **Streets** – The \$78k increase in streets is due to a rise in repair & maintenance, equipment rental, and property liability insurance incurred in FY 26. Additionally, there was a \$26,850 increase in equipment replacement transfers, as the Streets department purchased a backhoe/loader in FY 25 and began repaying the equipment replacement fund over the asset's life in FY 26.



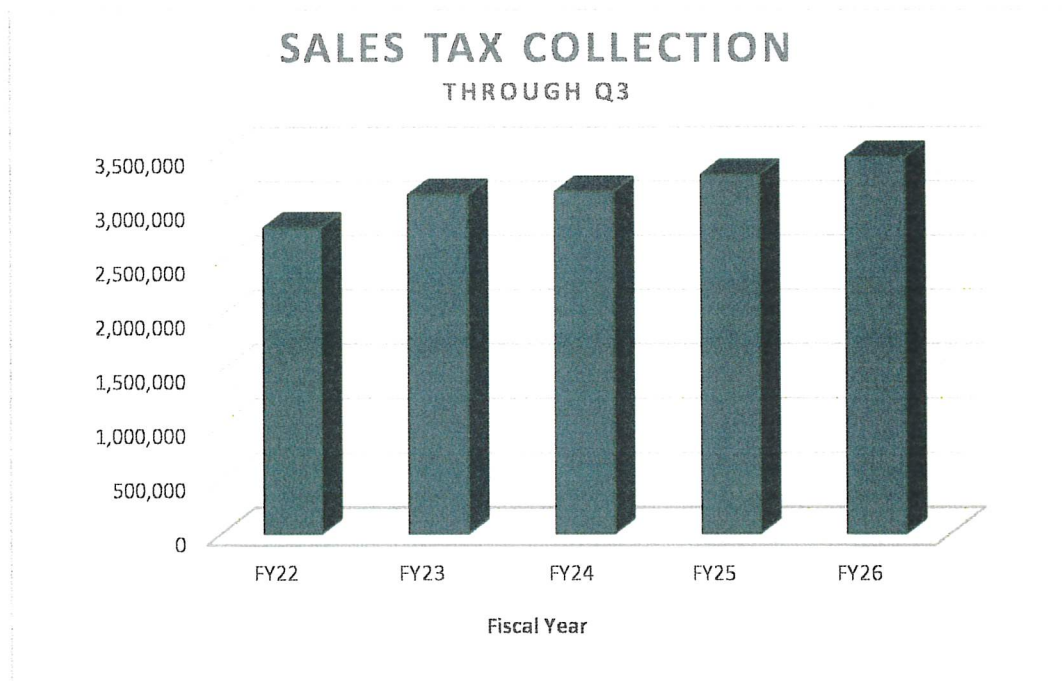
For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

Sales & Use Tax Comparison

Sales & Use Tax Comparison June 30, 2026

Month	Prior Year			Current Year			
	Budget	Actual	%	Budget	Actual	Budget v. Actual \$	Budget v. Actual %
October	\$ 365,369	\$ 378,329	8.36%	\$ 374,423	\$ 384,589	\$ 10,166	2.72%
November	383,139	378,089	8.36%	374,185	429,287	55,102	14.73%
December	390,919	364,601	8.06%	360,836	419,151	58,315	16.16%
January	351,495	329,374	7.28%	325,973	377,834	51,862	15.91%
February	351,171	449,822	9.95%	445,177	436,209	(8,969)	-2.01%
March	318,308	334,537	7.40%	331,083	311,579	(19,504)	-5.89%
April	326,163	319,573	7.07%	316,273	321,287	5,014	1.59%
May	370,659	400,707	8.86%	396,569	435,716	39,147	9.87%
June	333,925	367,131	8.12%	363,340	348,841	(14,498)	-3.99%
July	349,679	411,877	9.11%	407,624			
August	399,953	436,515	9.65%	432,008			
September	384,220	374,476	8.28%	370,609			
Less Rebates:		(22,207)		Less Rebates:		-	
TOTAL	\$ 4,325,000	\$ 4,522,824		\$ 4,498,100	\$ 3,464,494	\$ 176,635	

Collections to budget 77.02%



For Nine Months Ended June 30, 2026

75% of Fiscal Year Expired

Utility Fund Revenues

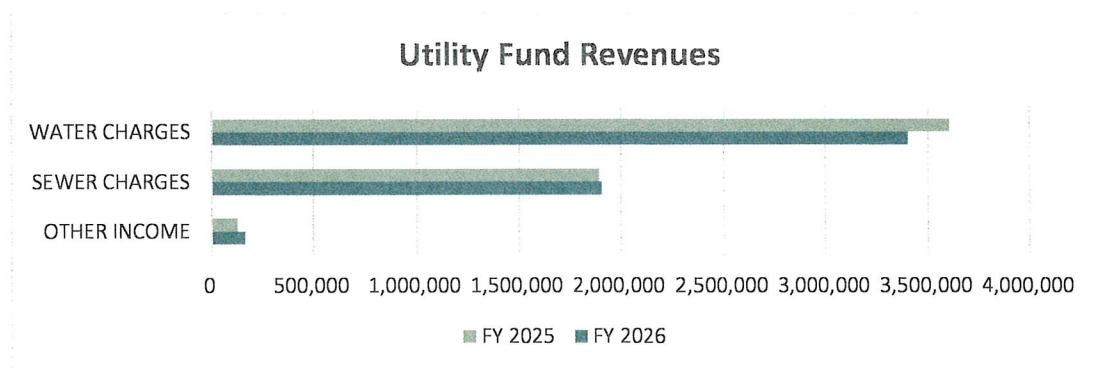
REVENUE SOURCE	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
WATER SERVICE CHARGES						
Water Sales - Residential	\$ 4,103,000	\$ 2,574,685	63%	\$ 4,103,000	\$ 2,698,901	66%
1 Water Sales - Commercial	1,000,000	657,795	66%	970,690	735,218	76%
Water Sales - Wholesale	136,800	86,212	63%	136,800	83,192	61%
Water Taps	45,000	20,050	45%	33,000	29,350	0%
Reconnects & Transfers	87,592	63,925	73%	93,500	59,544	64%
Total Water Charges	\$ 5,372,392	\$ 3,402,667	63%	\$ 5,336,990	\$ 3,606,205	68%
SEWER SYSTEM CHARGES						
Sewer Charges - Residential	\$ 2,405,305	\$ 1,722,970	72%	\$ 2,420,000	\$ 1,712,200	71%
Sewer Charges - Commercial	233,199	178,264	76%	240,845	170,601	71%
Sewer Taps	16,000	5,850	37%	9,900	13,050	0%
Total Sewer Charges	\$ 2,654,504	\$ 1,907,084	72%	\$ 2,670,745	\$ 1,895,851	71%
OTHER INCOME						
2 Interest Income	\$ 45,000	\$ 6,206	14%	\$ 28,866	\$ 17,790	62%
Miscellaneous Income	19,495	34,833	179%	5,000	39,515	790%
3 Insurance Proceeds	-	127,162	-	-	71,136	-
Convenience Fees	100,000	-	0%	-	-	-
Total Other Income	\$ 164,495	\$ 168,200	102%	\$ 33,866	\$ 128,441	379%
TOTAL INCOME	\$ 8,191,391	\$ 5,477,952	67%	\$ 8,041,601	\$ 5,630,497	70%

Notes:

1: **Water Sales-Commercial** – The decrease in water revenue correlates with the 40M decrease in gallons sold for residential/commercial customers. During the first nine months of fiscal year 2026, 463M gallons were consumed compared to FY 25's consumption of 502M.

2: **Interest Income** – The decrease in interest income is due to a decrease in interest rates and cash/investment balances for the utility fund.

3: **Insurance Proceeds** – Insurance proceeds fluctuate based on the quantity and severity of insurance claims incurred related to repairs on wells, lift stations, vehicles, and equipment.

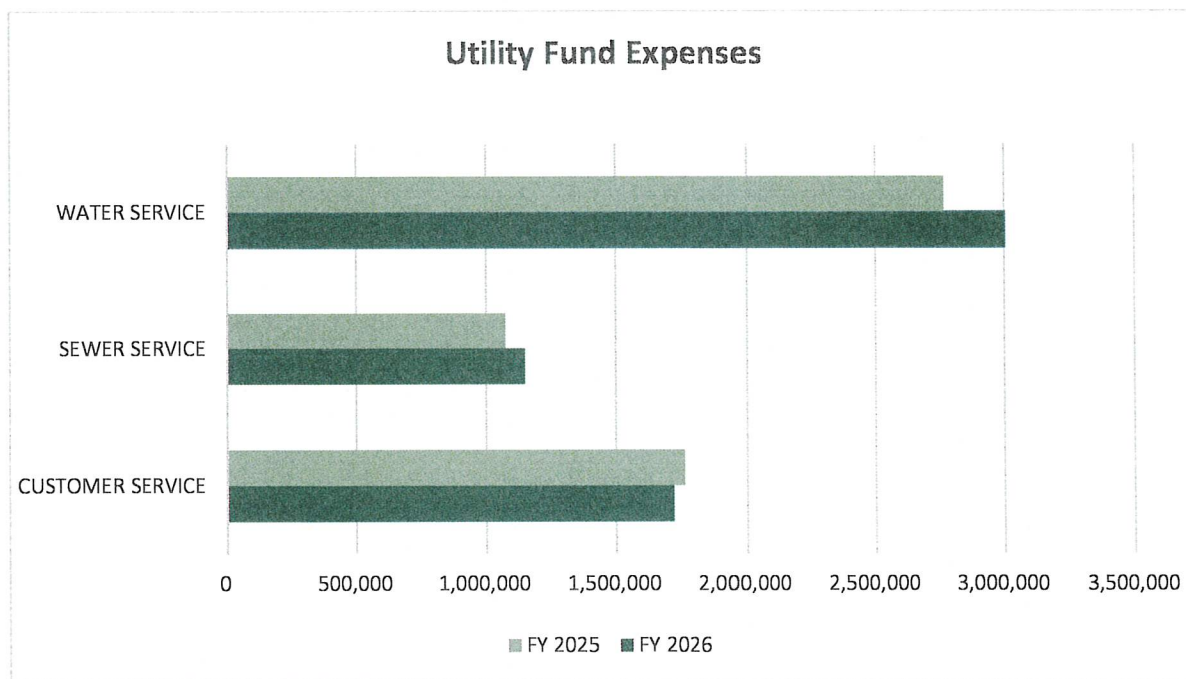


For Nine Months Ended June 30, 2026

75% of Fiscal Year Expired

Utility Fund Expenses

Expenditures by Division	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
Water Service	\$ 4,081,089	\$ 3,003,128	74%	\$ 3,909,836	\$ 2,767,645	71%
Sewer Service	1,703,220	1,150,774	68%	1,741,762	1,076,743	62%
Customer Service	2,407,082	1,718,961	71%	2,390,003	1,761,373	74%
TOTAL EXPENDITURES	\$ 8,191,391	\$ 5,872,863	72%	\$ 8,041,601	\$ 5,605,761	70%



For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

Water System

	FY2026	FY2025
Revenues:		
Water Sales	\$ 3,318,692	\$ 3,517,311
Water Taps	20,050	29,350
Reconnects & Transfers	63,925	59,544
Other Income (75%)	126,150	96,331
Total Revenues	\$ 3,528,818	\$ 3,702,535
Expenses:		
Water Service	\$ 3,003,128	\$ 2,767,645
Customer Services less Debt Service (75%)	258,548	290,695
Debt Service	89,035	86,558
Total Expenses	\$ 3,350,711	\$ 3,144,897
Increase (decrease) in net position	\$ 178,107	\$ 557,639

Sewer System

	FY2026	FY2025
Revenues:		
Sewer Charges	\$ 1,901,234	\$ 1,882,801
Sewer Taps	5,850	13,050
Other Income (25%)	42,050	32,110
Total Revenues	\$ 1,949,134	\$ 1,927,961
Expenses:		
Sewer Service	\$ 1,150,774	\$ 1,076,743
Customer Services less Debt Service (25%)	86,183	96,898
Debt Service	1,285,195	1,287,223
Total Expenses	\$ 2,522,152	\$ 2,460,864
(Decrease) in net position	\$ (573,018)	\$ (532,902)
Total increase (decrease) in net position	(\$394,911)	\$24,736

Notes:

The water/sewer fund was not self-supporting as of June 30, 2026. In FY 26, the utility fund experienced a revenue decline due to a 39.6M-gallon decrease in water consumption. Meanwhile, the fund experienced a 7-9% increase in water and sewer operations. This resulted in a \$394,911 deficit.

For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

Sanitation Fund Revenues & Expenses

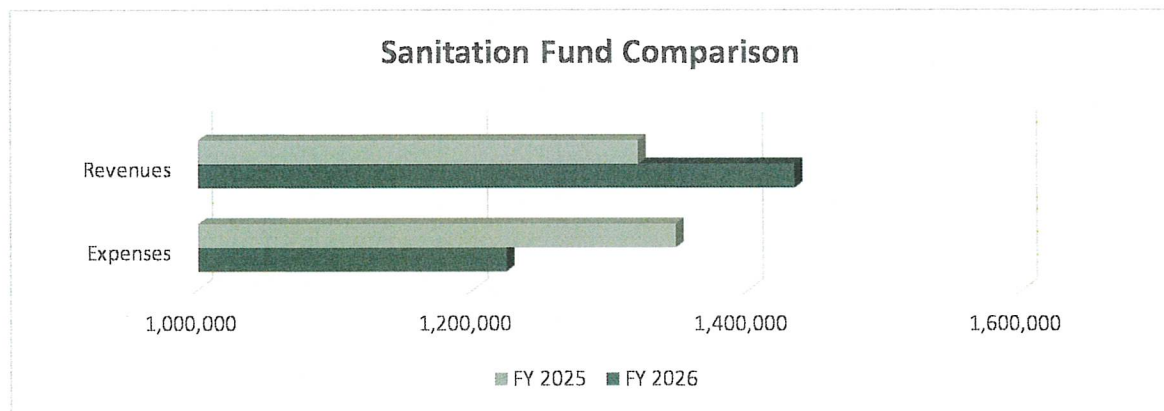
Revenue Source	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
Sanitation Fund						
Waste Collection Franchise	\$ 85,060	\$ 55,278	65%	\$ 66,341	\$ 45,817	69%
Residential	1,130,000	853,241	76%	1,068,300	800,136	75%
Commercial	670,000	524,429	78%	801,225	474,172	59%
Interest Income & Misc	1,000	120	12%	1,000	75	8%
	\$ 1,886,060	\$ 1,433,067	76%	\$ 1,936,866	\$ 1,320,200	68%

Expenditures by Division	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
Sanitation Fund						
1 Service Charges-GF	\$ -	\$ -		\$ 298,866	\$ 224,150	75%
Disposal-Landfill	143,484	143,484	100%	276,000	206,821	75%
2 Residential	1,125,000	643,167	57%	850,000	573,652	67%
2 Commercial	593,500	437,468	74%	500,000	342,994	69%
Hazard Waste	24,076	-	0%	12,000	-	0%
TOTAL EXPENDITURES	\$ 1,886,060	\$ 1,224,119	65%	\$ 1,936,866	\$ 1,347,617	70%

Notes:

1: **Service Charges-GF**– Beginning in FY 26, this service charge was removed from the budget to offset anticipated cost increases associated with the closure of the Hannah Hill landfill.

2: **Residential/Commercial Expenses**– Increase in cost is due to the opening of the new landfill. New rates took effect on March 1, 2026, leading to higher costs incurred by the City.



For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

Cash Accounts

June 30, 2026

Type	Account Name	Bank Balance 3/31/2026	Bank Balance 6/30/2026	\$Variance
------	--------------	---------------------------	---------------------------	------------

Checking Accounts

Combined Operating Fund	\$	-	\$	-	\$	-
CBA Interest Proceeds		37,765	14,276	(23,489)		
Subtotal:	\$	37,765	\$	14,276	\$	(23,489)

Money Market Investment Accounts

Combined Investment	\$	11,139,862	\$	10,121,653	\$	(1,018,209)
Water Deposit Escrow		120,462	123,536	3,074		
Builder's Deposits		12,050	12,149	99		
Subtotal:	\$	11,272,374	\$	10,257,338	\$	(1,015,036)

Savings Accounts

Drug Seizure Restricted Fund	\$	3,008	\$	3,346	\$	339
Asset Forfeiture Restricted Fund		58,372	57,716	(655)		
Subtotal:	\$	61,379	\$	61,063	\$	(316)

Total Cash Accounts	\$	11,371,518	\$	10,332,677	\$	(1,038,841)
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Notes:

Major changes in cash accounts during Q3 of FY 2026:

1. Routine operating expenditures from April to June 2026
2. Routine property and sales tax deposits from April to June 2026
3. Maturities and reinvestments of CDs and CDARs
4. \$576,000 withdrawal from LOGIC

For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

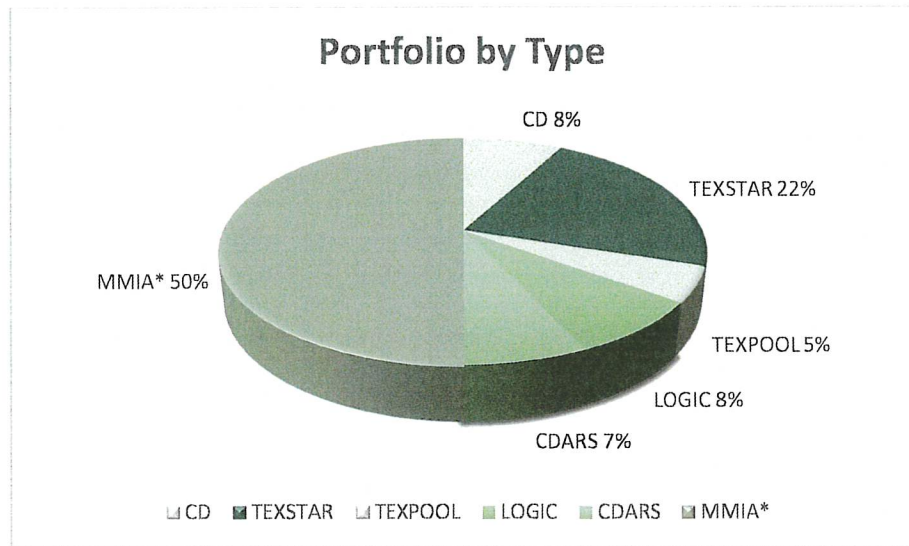
Investments

June 30, 2026

Account Name	CD #	Interest Rate	Balance 03/31/2026	Additions	Withdrawals/ Maturities	Balance 06/30/2026	Accrued Interest
Certificates of Deposit							
<u>FNBCT</u>	150046	3.70%	\$ 1,500,000	\$ -	\$ -	\$ 1,500,000	\$41,834
Date of Maturity	09/18/2025						
<u>TFNB</u>	57902	4.25%	\$ 240,000	\$ -	\$ (240,000)	\$ -	\$ -
Date of Maturity	04/17/2026						
	57902	3.75%	\$ -	\$ 240,000	\$ -	\$ 240,000	\$ 1,844
Date of Maturity	04/16/2027		\$ 1,740,000	\$ 240,000	\$ (240,000)	\$ 1,740,000	\$43,678
CDARS							
<u>American Bank:</u>							
13-Week	1032929024	3.60%	\$ -	\$ 250,000	\$ -	\$ 250,000	\$ 1,186
Date of Maturity	09/17/2026						
26-Week	1032929024	3.52%	\$ 763,774	\$ -	\$ -	\$ 763,774	\$ 7,699
Date of Maturity	09/17/2026						
26-Week	1032214904	3.54%	\$ 509,945	\$ -	\$ (509,945)	\$ -	\$ -
Date of Maturity	05/14/2026						
52-Week	1031169816	3.82%	\$ 250,000	\$ -	\$ (250,000)	\$ -	\$ -
Date of Maturity	05/14/2026						
52-Week	1033252311	3.59%	\$ -	\$ 500,000	\$ -	\$ 500,000	\$ 2,366
Date of Maturity	05/13/2027		\$ 1,523,719	\$ 750,000	\$ (759,945)	\$ 1,513,774	\$11,251
Local Government Investment Pools							
<u>Logic</u>							
LT Capital Projects	1393948001	3.76%	\$ 2,163,217	\$ 17,558	\$ (576,000)	\$ 1,604,776	\$ -
<u>Texpool</u>							
General Fund	1551700003	3.64%	\$ 974,475	\$ 8,878	\$ -	\$ 983,353	\$ -
Utility Fund	1551700001	3.64%	\$ 96,353	\$ 878	\$ -	\$ 97,231	\$ -
			\$ 1,070,828	\$ 9,755	\$ -	\$ 1,080,584	\$ -
<u>TexStar</u>							
2021 Utility Improven	2021-000	3.62%	\$ 4,459,144	\$ 39,921	\$ (228,725)	\$ 4,270,340	\$ -
2021 WFC Improven	2021-001	3.62%	\$ 370,686	\$ 3,354	\$ -	\$ 374,041	\$ -
			\$ 4,829,830	\$ 43,275	\$ (228,725)	\$ 4,644,381	\$ -
Total Investments			\$11,327,595	\$1,060,589	\$ (1,804,670)	\$10,583,514	\$54,929

For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

Investments (continued)



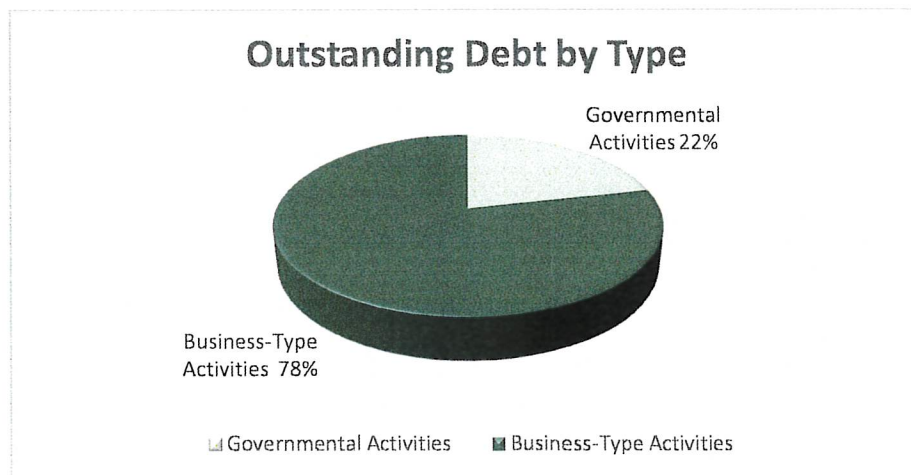
*MMIA is the Money Market Combined Investment account included in the Cash Accounts section of the financial report. MMIA's annual percentage yield: 3.32%.

For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

Outstanding Debt

	Outstanding at 3/31/2026	Due 8/15/2026	Maturity Date
Governmental Activities:			
Certificate of Obligation 2021	\$ 5,675,000	\$ 185,000	2046
Business-Type Activities:			
GO Refunding Bond 2016	\$ 740,000	\$ 365,000	2027
Certificate of Obligation 2016	1,610,000	255,000	2031
Certificate of Obligation 2017	7,745,000	310,000	2042
Certificate of Obligation 2021	9,970,000	325,000	2046
	<u>\$ 20,065,000</u>	<u>\$ 1,255,000</u>	
Total	\$ 25,740,000	\$ 1,440,000	

Total Cash & Investments **20,916,191**
Cash & Investments/Debt Ratio **0.81**



For Nine Months Ended June 30, 2026
75% of Fiscal Year Expired

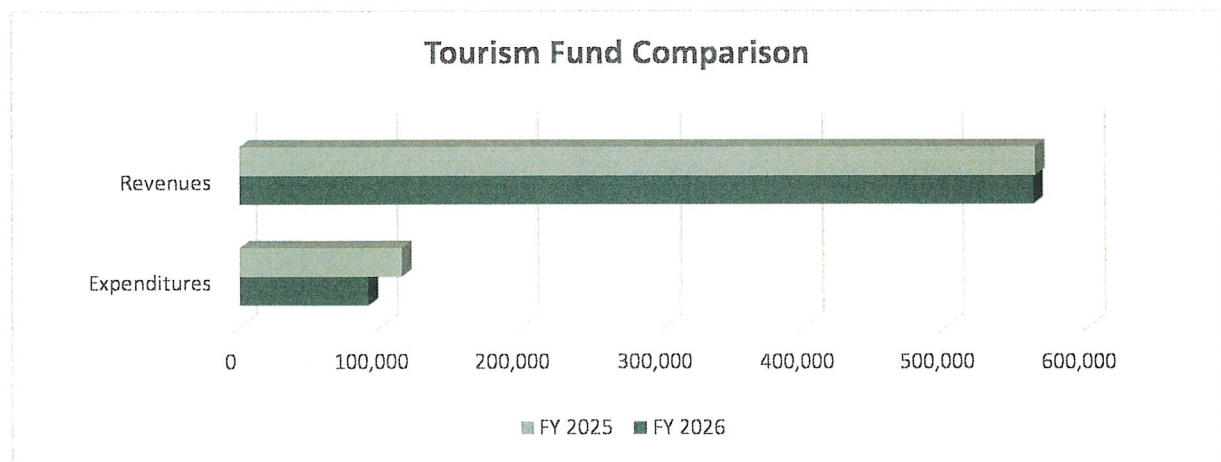
Tourism Fund Revenues & Expenditures

REVENUE SOURCE	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
Hotel Occupancy Tax						
Hotel Occupancy Tax	\$ 850,000	\$ 559,834	66%	\$ 975,000	\$ 556,628	57%
Other Income						
Interest Income	10,000	1,702	17%	16,000	6,280	39%
Total Income	<u>\$ 860,000</u>	<u>\$ 561,536</u>	65%	<u>\$ 991,000</u>	<u>\$ 562,908</u>	57%

EXPENDITURES BY DIVISION	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
Category A						
Principal	\$ -	\$ -		\$ 100,000	\$ -	0%
Interest	-	-		4,000	2,000	50%
Paying Agent Fees	-	-		500	-	0%
Misc.	-	-		-	650	
Transfer to CBA Fund for Vistor Center	686,402	-	0%	680,368	-	0%
Transfer to CBA Construction	-	-		75,000	-	0%
Transfer to Discover Woodway	-	-		40,000	-	0%
Category C						
1 Tourism Advertising & Promotions	122,000	91,532	75%	150,000	112,544	75%
Total Expenditures	<u>\$ 808,402</u>	<u>\$ 91,532</u>	11%	<u>\$ 1,049,868</u>	<u>\$ 115,194</u>	11%

Notes:

1: Advertising & Promotions– The \$21k decrease in primarily attributed to an overall decrease in budget in FY 26, specifically related to the termination of the Baylor Athletics sponsorship that was paid in FY 25 but not present in FY 26.



For Nine Months Ended June 30, 2026

75% of Fiscal Year Expired

CBA Operations Revenues & Expenditures

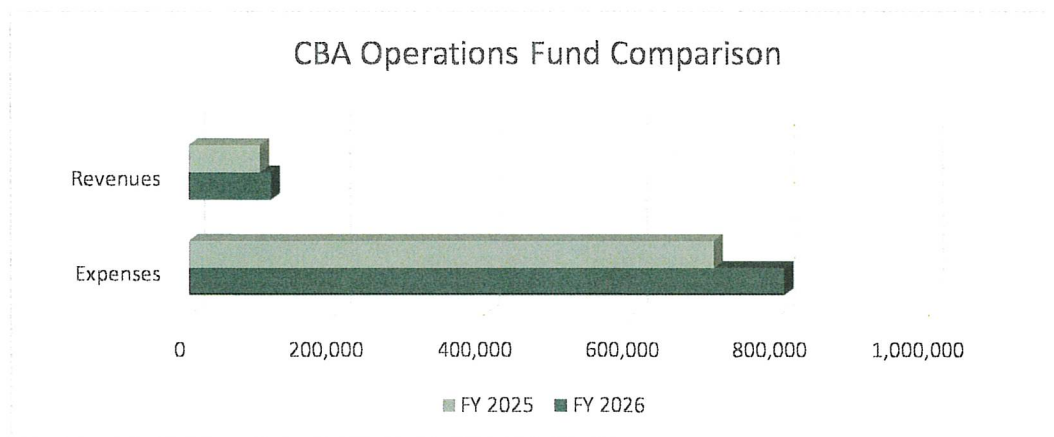
REVENUE SOURCE	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
1 Arboretum Rentals	\$ 200,000	\$ 113,352	57%	\$ 300,000	\$ 98,958	33%
Transfer from Tourism Fund	686,402	-	0%	680,368	-	0%
Transfer from General Fund	181,451	-		-	-	
Interest Income	5,000	-	0%	4,998	-	0%
Total Income	<u>\$ 1,072,853</u>	<u>\$ 113,352</u>	11%	<u>\$ 985,366</u>	<u>\$ 98,958</u>	10%

EXPENDITURES BY DIVISION	FY 2026			FY 2025		
	BUDGET	YTD	%	BUDGET	YTD	%
Carleen Bright Arboretum	\$ 479,622	\$ 368,587	77%	\$ 470,329	\$ 340,666	72%
2 Pavilion	593,231	438,713	74%	515,037	371,732	72%
Total Expenditures	<u>\$ 1,072,853</u>	<u>\$ 807,300</u>	75%	<u>\$ 985,366</u>	<u>\$ 712,398</u>	72%

Notes:

1: **Arboretum Rentals**– The \$14k increase in Arboretum Rental revenue directly correlates with the increase in event rentals as Whitehall Center became available to rent in FY 26 and was not present in FY 2025.

2: **Pavilion**– The \$67k increase is primarily attributed to an overall increase in budget in FY 26, specifically related to personnel and benefits expenses as the department added 1.5 FTEs that were not present in FY 25's budget.





CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Brenda Hernandez, Finance Director

Approved By: _____

- ☐ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☒ Individual Discussion/Action
- ☐ Consent
- ☐ Executive Session

Caption:

Discussion and possible action regarding the adoption of a new five-year water and wastewater rate plan.

Background Information:

At the May 11, 2026, City Council meeting, Willdan Financial Services presented the preliminary results of the water and wastewater rate study and proposed a 5-year water and wastewater rate plan. City Council requested that Willdan provide numbers for an alternative scenario and declined to take action until those numbers could be reviewed.

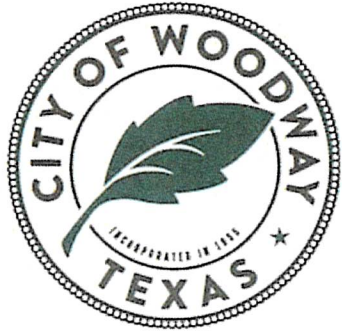
A detailed presentation reflecting the original and alternative scenarios is attached.

Financial Impact:

Total of Proposed Expenditure: \$
Amount Budgeted: \$
Account No.:
If not budgeted, other funding options:

Staff Recommendation:

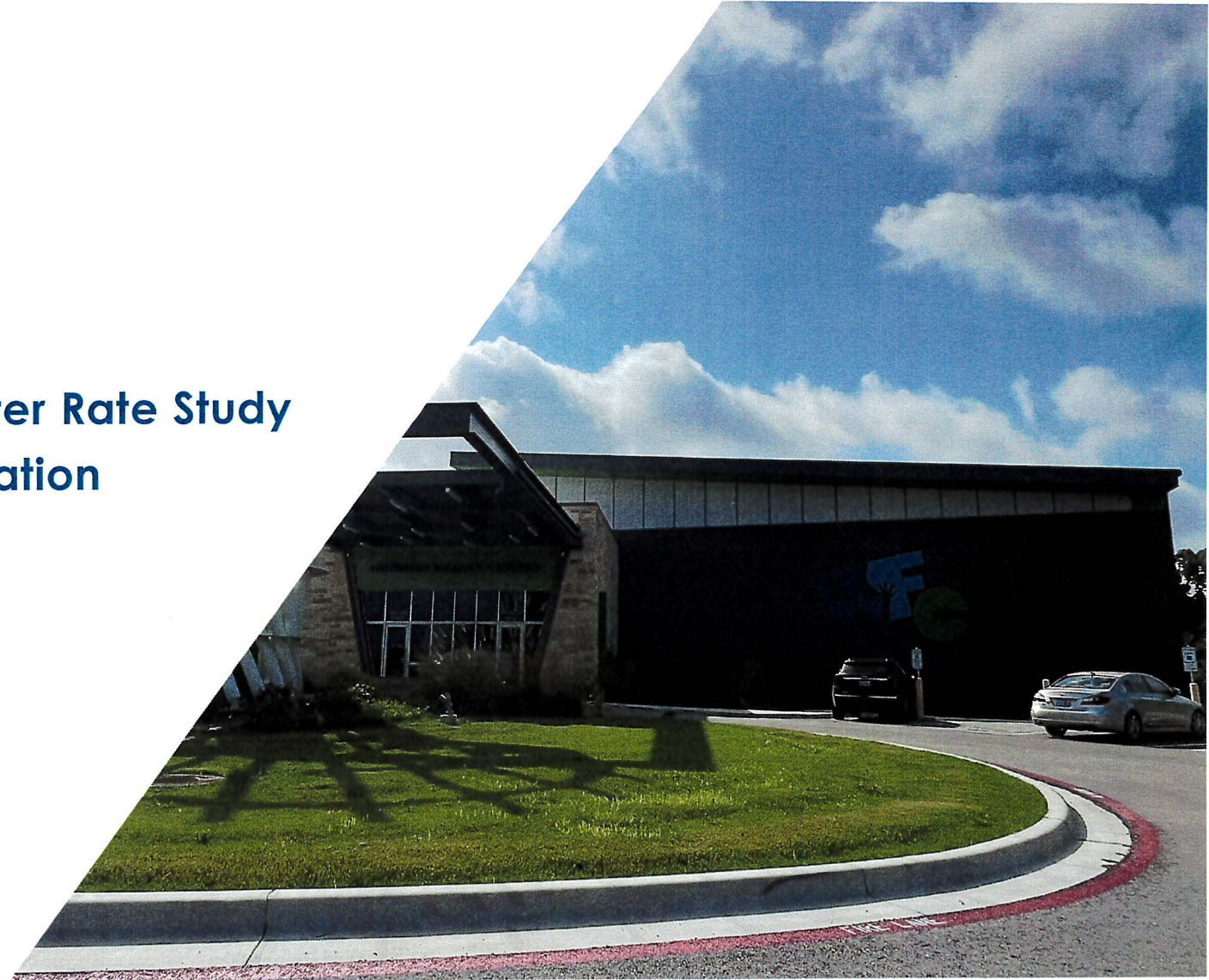
Staff recommends that Council adopt a five-year water and wastewater rate plan recommended by Willdan Financial Services based on one of the two presented scenarios.

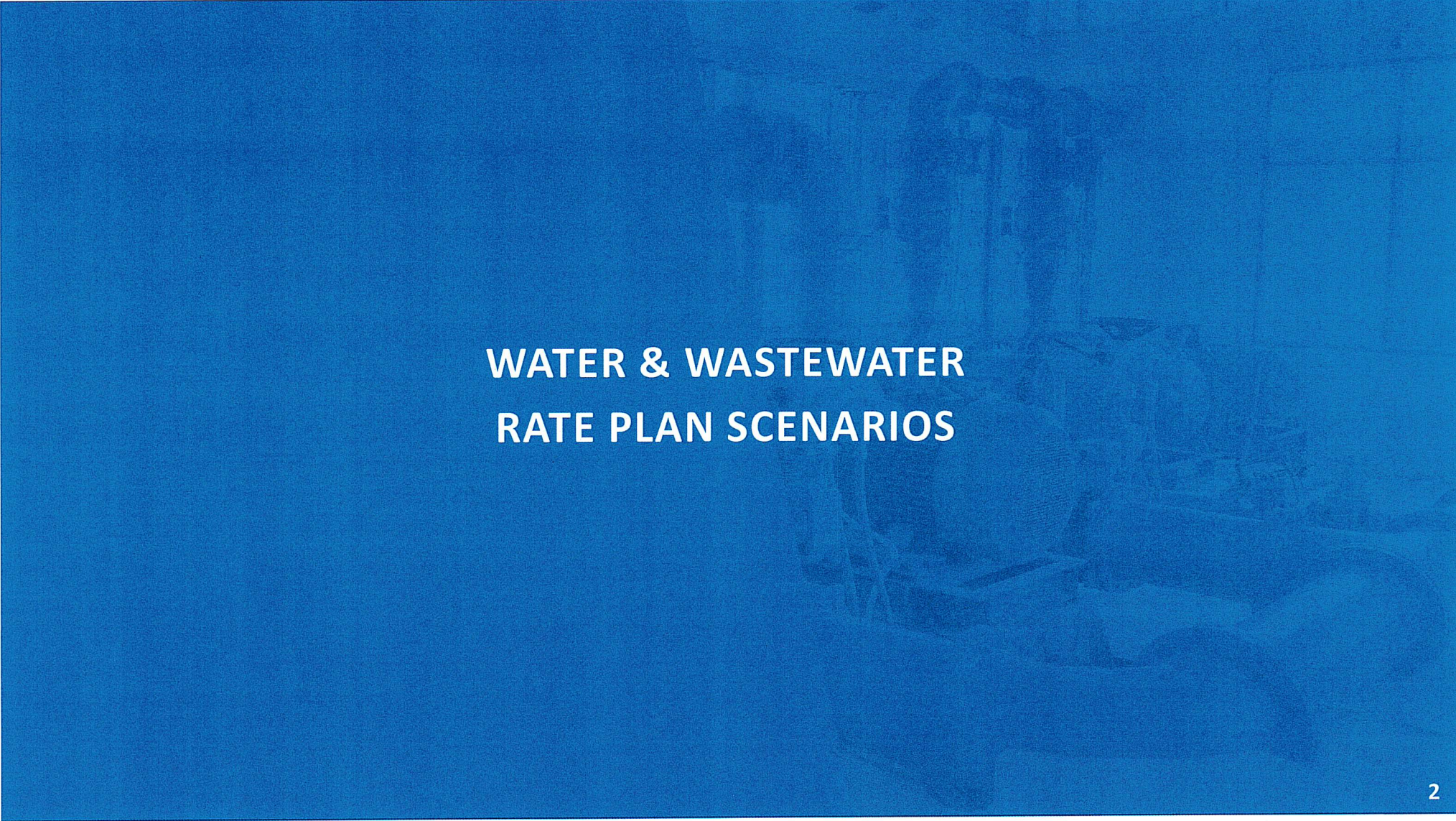


Water and Wastewater Rate Study City Council Presentation

August 2026

Revised: August 3, 2026

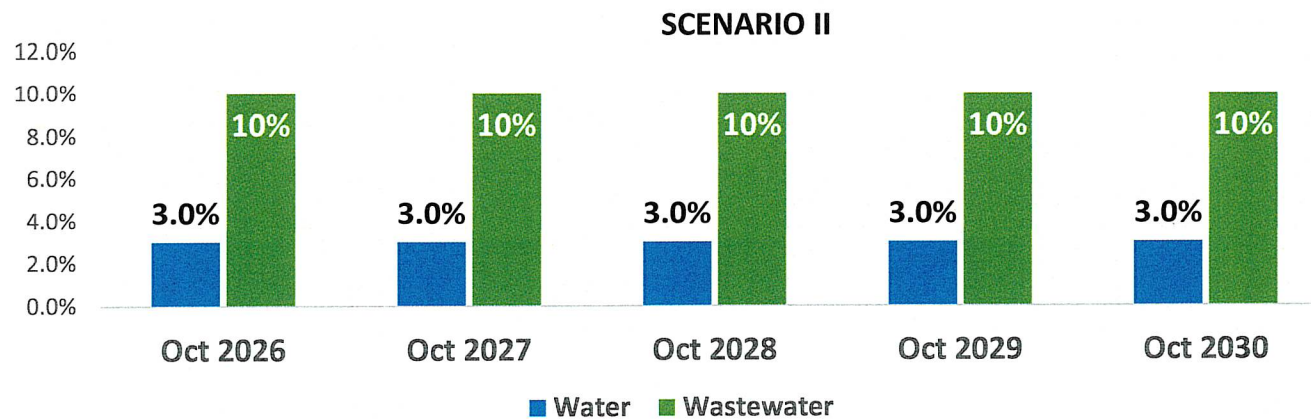
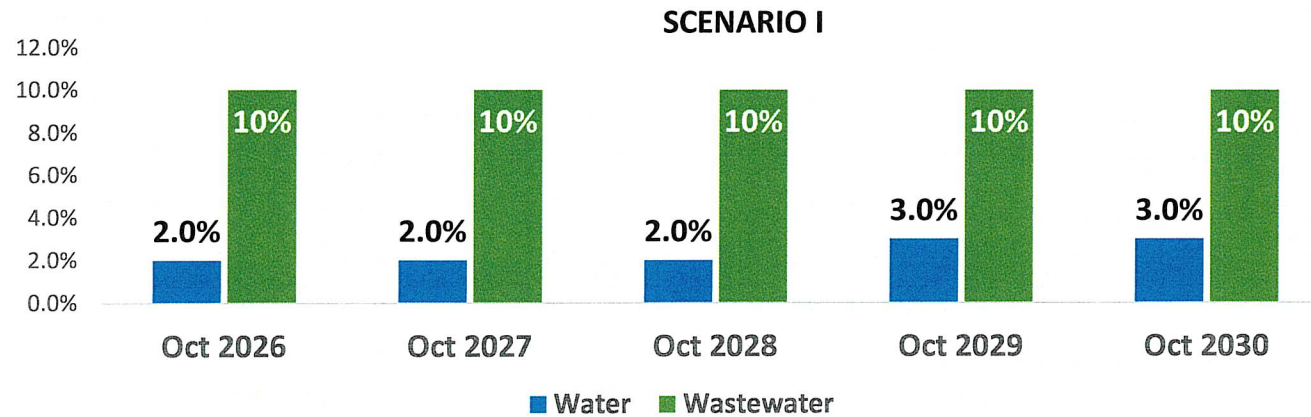




WATER & WASTEWATER RATE PLAN SCENARIOS



RATE SCENARIOS | ANNUAL PERCENT ADJUSTMENTS



IMPACT ON MONTHLY BILLS | RATE PLAN COMPARISON



		Effective				
	Current	Oct-26	Oct-27	Oct-28	Oct-29	Oct-30
Residential Monthly Bill - 5,000 W, 5,000 WW						
Scenario I	\$ 93.81	\$ 99.55	\$ 105.78	\$ 112.57	\$ 120.44	\$ 129.00
Scenario II	93.81	100.00	106.72	114.00	121.92	130.52
Difference – \$	-	0.45	0.94	1.43	1.48	1.52
Residential Monthly Bill - 10,000 W, 5,000 WW						
Scenario I	\$ 113.76	\$ 119.89	\$ 126.54	\$ 133.74	\$ 142.24	\$ 151.46
Scenario II	113.76	120.55	127.88	135.80	144.37	153.65
Difference – \$	-	0.66	1.34	2.06	2.13	2.19
Commercial Monthly Bill - 25,000 W, 25,000 WW						
Scenario I	\$ 325.82	\$ 342.32	\$ 360.16	\$ 379.45	\$ 402.46	\$ 427.33
Scenario II	325.82	344.33	364.28	385.78	408.99	434.05
Difference – \$	-	2.01	4.12	6.33	6.53	6.72

**WATER & WASTEWATER
RATE PLAN SCENARIOS
SUPPORTING SCHEDULES**



RATE PLAN SCENARIO I | WATER

WATER RATE PLAN		Proposed Rate Plan					
		Current	Effective Oct-26	Effective Oct-27	Effective Oct-28	Effective Oct-29	Effective Oct-30
Water Rates -- Residential Inside							
Monthly Minimum Charge							
All Meters		\$ 33.60	\$ 34.27	\$ 34.96	\$ 35.66	\$ 36.73	\$ 37.83
Volume Rate Per 1,000 Gal							
2,001 15,000		3.99	4.07	4.15	4.23	4.36	4.49
15,001 35,000		5.04	5.14	5.24	5.35	5.51	5.67
35,001 Above		6.55	6.68	6.81	6.95	7.16	7.37
Water Rates -- Commercial Inside							
Monthly Minimum Charge							
3/4"		\$ 44.10	\$ 44.98	\$ 45.88	\$ 46.80	\$ 48.20	\$ 49.65
1"		54.60	55.69	56.81	57.94	59.68	61.47
1 1/2"		67.20	68.54	69.91	71.31	73.45	75.66
2"		98.70	100.67	102.69	104.74	107.88	111.12
3"		159.60	162.79	166.05	169.37	174.45	179.68
4"		317.10	323.44	329.91	336.51	346.60	357.00
6"		317.10	323.44	329.91	336.51	346.60	357.00
Volume Rate/1,000 Gal							
2,001 15,000		3.99	4.07	4.15	4.23	4.36	4.49
15,001 35,000		5.04	5.14	5.24	5.35	5.51	5.67
35,001 Above		6.55	6.68	6.81	6.95	7.16	7.37
Water Rates -- Irrigation							
Volume Rate/1,000 Gal							
- 13,000		3.99	4.07	4.15	4.23	4.36	4.49
13,001 33,000		5.04	5.14	5.24	5.35	5.51	5.67
33,001 Above		6.55	6.68	6.81	6.95	7.16	7.37

RATE PLAN SCENARIO I | WASTEWATER



		Proposed Rate Plan					
		Current	Effective Oct-26	Effective Oct-27	Effective Oct-28	Effective Oct-29	Effective Oct-30
WASTEWATER RATE PLAN							
WW Rates - Residential Inside							
Monthly Minimum Charge							
	All Meters	\$ 30.14	\$ 33.15	\$ 36.47	\$ 40.12	\$ 44.13	\$ 48.54
Volume Rate/1,000 Gal							
-	Above	3.62	3.98	4.38	4.82	5.30	5.83
WW Rates - Commercial Inside							
Monthly Minimum Charge							
	All Meters	\$ 34.35	\$ 37.79	\$ 41.56	\$ 45.72	\$ 50.29	\$ 55.32
Volume Rate/1,000 Gal							
-	Above	3.62	3.98	4.38	4.82	5.30	5.83

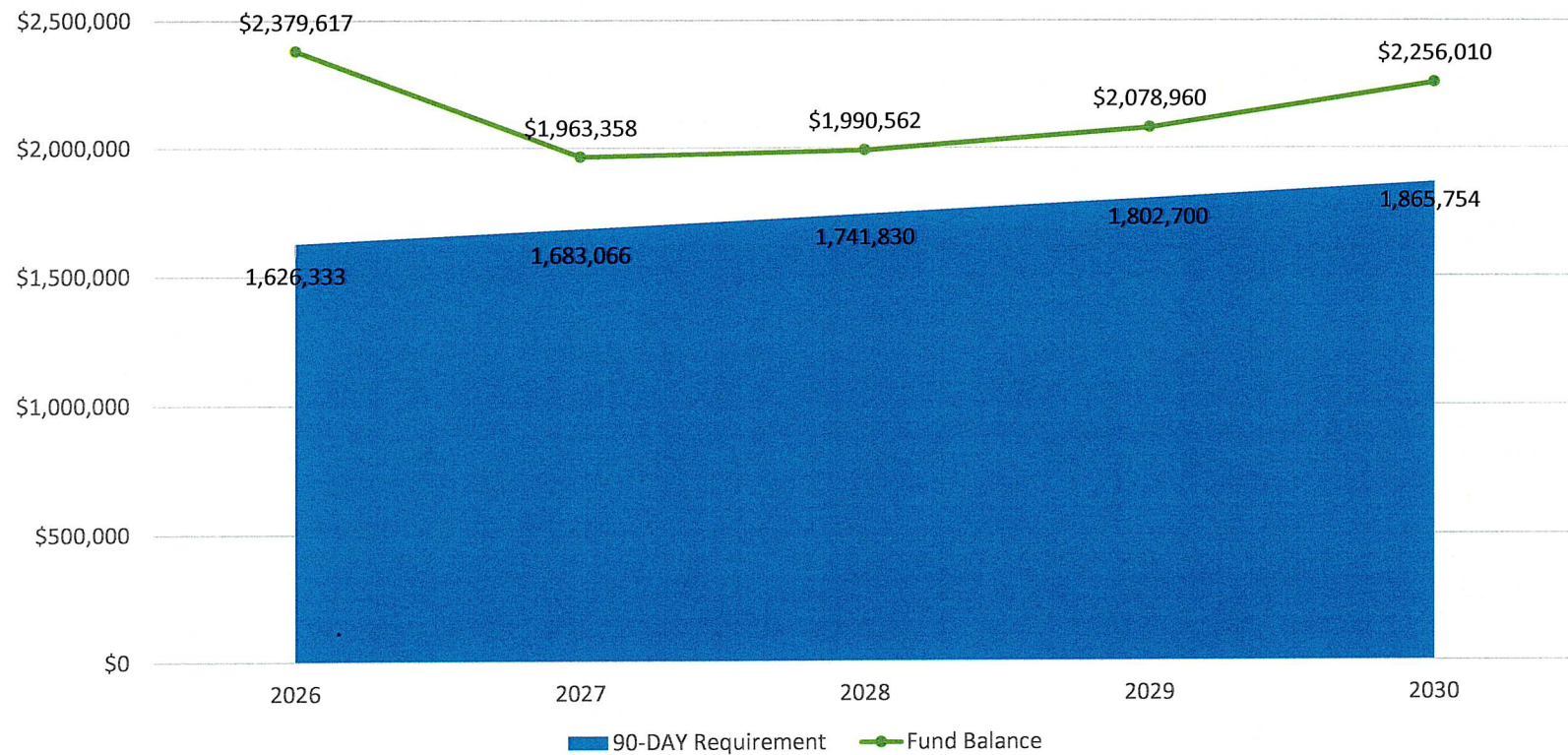
IMPACT ON MONTHLY BILLS | RATE PLAN SCENARIO I



			Effective				
		Current	Oct-26	Oct-27	Oct-28	Oct-29	Oct-30
Residential Average Monthly Bill - 3/4" Meter							
5,000 Gal	Total	\$ 93.81	\$ 99.55	\$ 105.78	\$ 112.57	\$ 120.44	\$ 129.00
Water & WW	Increase -- \$		5.74	6.24	6.79	7.87	8.56
	Increase -- %		6.1%	6.3%	6.4%	7.0%	7.1%
10,000 Gal	Total	\$ 113.76	\$ 119.89	\$ 126.54	\$ 133.74	\$ 142.24	\$ 151.46
Water; 5K WW	Increase -- \$		6.13	6.64	7.20	8.51	9.21
	Increase -- %		5.4%	5.5%	5.7%	6.4%	6.5%
15,000 Gal	Total	\$ 151.81	\$ 160.15	\$ 169.19	\$ 179.00	\$ 190.55	\$ 203.07
Water; 10K WW	Increase -- \$		8.34	9.04	9.81	11.55	12.52
	Increase -- %		5.5%	5.6%	5.8%	6.5%	6.6%
Commercial Monthly Bill - 2" Meter							
25,000 Gal	Total	\$ 325.82	\$ 342.32	\$ 360.16	\$ 379.45	\$ 402.46	\$ 427.33
Water & WW	Increase -- \$		16.50	17.83	19.29	23.02	24.87
	Increase -- %		5.1%	5.2%	5.4%	6.1%	6.2%



UTILITY FUND BALANCE FORECAST | RATE PLAN SCENARIO I



RATE PLAN SCENARIO II | WATER



		Proposed Rate Plan					
		Current	Effective Oct-26	Effective Oct-27	Effective Oct-28	Effective Oct-29	Effective Oct-30
Water Rates -- Residential Inside							
Monthly Minimum Charge							
All Meters		\$ 33.60	\$ 34.61	\$ 35.65	\$ 36.72	\$ 37.82	\$ 38.95
Volume Rate Per 1,000 Gal							
2,001	15,000	3.99	4.11	4.23	4.36	4.49	4.63
15,001	35,000	5.04	5.19	5.35	5.51	5.67	5.84
35,001	Above	6.55	6.75	6.95	7.16	7.37	7.59
Water Rates -- Commercial Inside							
Monthly Minimum Charge							
3/4"		\$ 44.10	\$ 45.42	\$ 46.79	\$ 48.19	\$ 49.63	\$ 51.12
1"		54.60	56.24	57.93	59.66	61.45	63.30
1 1/2"		67.20	69.22	71.29	73.43	75.63	77.90
2"		98.70	101.66	104.71	107.85	111.09	114.42
3"		159.60	164.39	169.32	174.40	179.63	185.02
4"		317.10	326.61	336.41	346.50	356.90	367.61
6"		317.10	326.61	336.41	346.50	356.90	367.61
Volume Rate/1,000 Gal							
2,001	15,000	3.99	4.11	4.23	4.36	4.49	4.63
15,001	35,000	5.04	5.19	5.35	5.51	5.67	5.84
35,001	Above	6.55	6.75	6.95	7.16	7.37	7.59
Water Rates -- Irrigation							
Volume Rate/1,000 Gal							
-	13,000	3.99	4.11	4.23	4.36	4.49	4.63
13,001	33,000	5.04	5.19	5.35	5.51	5.67	5.84
33,001	Above	6.55	6.75	6.95	7.16	7.37	7.59



RATE PLAN SCENARIO II | WASTEWATER

		Proposed Rate Plan					
		Current	Effective Oct-26	Effective Oct-27	Effective Oct-28	Effective Oct-29	Effective Oct-30
WASTEWATER RATE PLAN							
WW Rates - Residential Inside							
Monthly Minimum Charge							
All Meters	\$	30.14	\$ 33.15	\$ 36.47	\$ 40.12	\$ 44.13	\$ 48.54
Volume Rate/1,000 Gal							
- Above		3.62	3.98	4.38	4.82	5.30	5.83
WW Rates - Commercial Inside							
Monthly Minimum Charge							
All Meters	\$	34.35	\$ 37.79	\$ 41.56	\$ 45.72	\$ 50.29	\$ 55.32
Volume Rate/1,000 Gal							
- Above		3.62	3.98	4.38	4.82	5.30	5.83

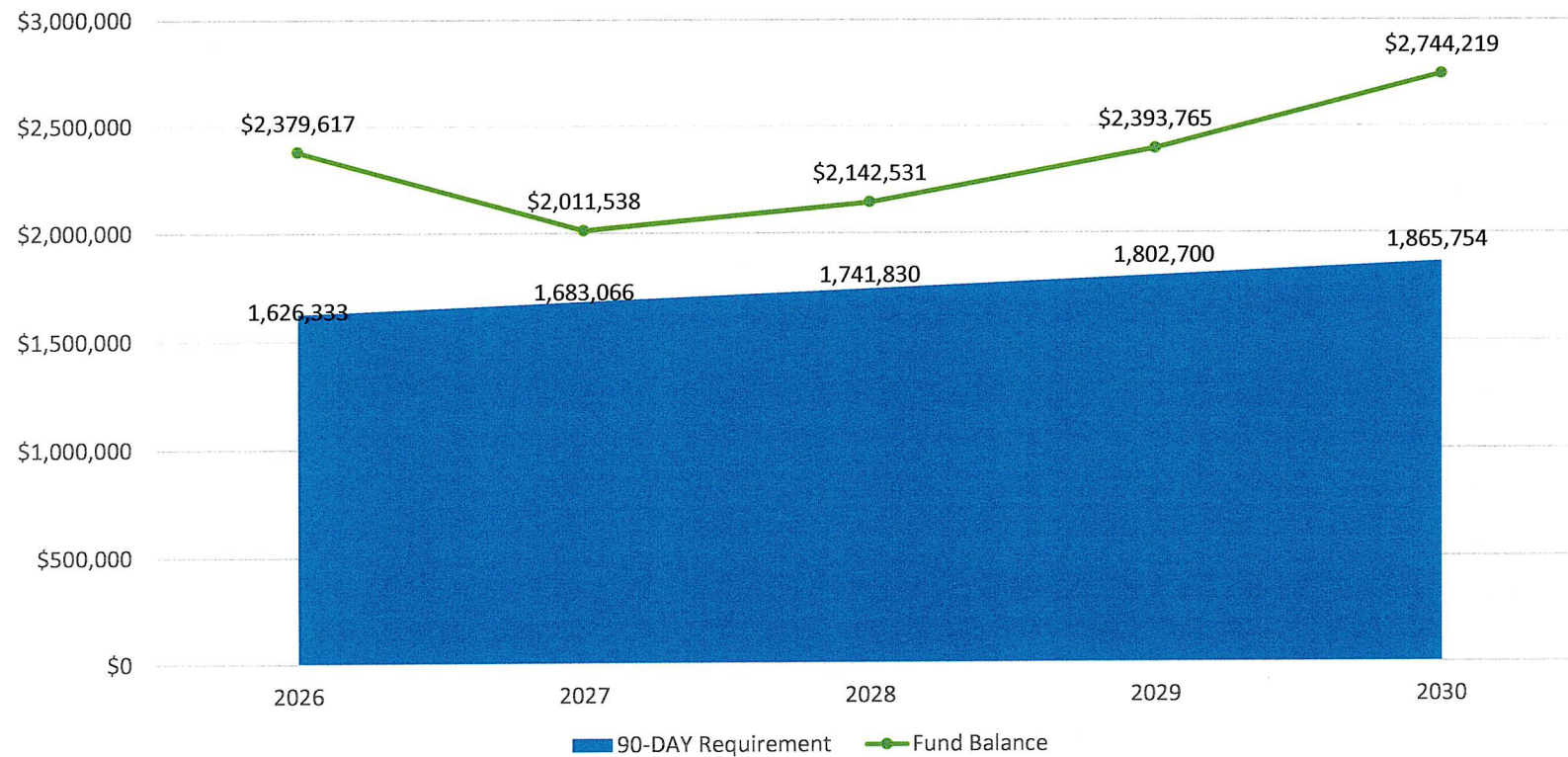
IMPACT ON MONTHLY BILLS | RATE PLAN SCENARIO II



			Effective					
		Current	Oct-26	Oct-27	Oct-28	Oct-29	Oct-30	
Residential Average Monthly Bill - 3/4" Meter								
5,000 Gal	Total	\$ 93.81	\$ 100.00	\$ 106.72	\$ 114.00	\$ 121.92	\$ 130.52	
Water & WW	Increase -- \$		6.19	6.71	7.29	7.91	8.60	
	Increase -- %		6.6%	6.7%	6.8%	6.9%	7.1%	
10,000 Gal	Total	\$ 113.76	\$ 120.55	\$ 127.88	\$ 135.80	\$ 144.37	\$ 153.65	
Water; 5K WW	Increase -- \$		6.79	7.33	7.92	8.57	9.28	
	Increase -- %		6.0%	6.1%	6.2%	6.3%	6.4%	
15,000 Gal	Total	\$ 151.81	\$ 161.01	\$ 170.95	\$ 181.69	\$ 193.33	\$ 205.92	
Water; 10K WW	Increase -- \$		9.20	9.94	10.75	11.63	12.60	
	Increase -- %		6.1%	6.2%	6.3%	6.4%	6.5%	
Commercial Monthly Bill - 2" Meter								
25,000 Gal	Total	\$ 325.82	\$ 344.33	\$ 364.28	\$ 385.78	\$ 408.99	\$ 434.05	
Water & WW	Increase -- \$		18.51	19.94	21.50	23.21	25.07	
	Increase -- %		5.7%	5.8%	5.9%	6.0%	6.1%	



UTILITY FUND BALANCE FORECAST | RATE PLAN SCENARIO II

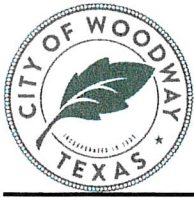




Disclosure

Willdan Financial Services ("Willdan") is registered as a "municipal advisor" pursuant to Section 15B of the Securities Exchange Act and rules and regulations adopted by the United States Securities and Exchange Commission ("SEC") and the Municipal Securities Rulemaking Board ("MSRB"). The MSRB has made available on its website (www.msrb.org) a municipal advisory client brochure that describes the protections that may be provided by MSRB rules and how to file a complaint with the appropriate regulatory authority. As part of its SEC registration Willdan is required to disclose to the SEC information regarding criminal actions, regulatory actions, investigations, terminations, judgments, liens, civil judicial actions, customer complaints, arbitrations and civil litigation involving Willdan. Pursuant to MSRB Rule G-42, Willdan is required to disclose any legal or disciplinary event that is material to Client's evaluation of Willdan or the integrity of its management or advisory personnel. Willdan has determined that no such event exists. Copies of Willdan's filings with the United States Securities and Exchange Commission can currently be found by accessing the SEC's EDGAR system Company Search Page which is currently available at: <https://www.sec.gov/edgar/searchedgar/companysearch.html> and searching for either Willdan Financial Services or for our CIK number which is 0001782739.

For the avoidance of doubt and without limiting the foregoing, in connection with any revenue projections, cash-flow analyses, feasibility studies and/or other analyses Willdan may provide the municipality with respect to financial, economic or other matters relating to a prospective, new or existing issuance of municipal securities of the municipality, (A) any such projections, studies and analyses shall be based upon assumptions, opinions or views (including, without limitation, any assumptions related to revenue growth) established by the municipality, in conjunction with such of its municipal, financial, legal and other advisers as it deems appropriate; and (B) under no circumstances shall Willdan be asked to provide, nor shall it provide, any advice or recommendations or subjective assumptions, opinions or views with respect to the actual or proposed structure, terms, timing, pricing or other similar matters with respect to any municipal financial products or municipal securities issuances, unless formally engaged to provide such information.



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Kasia Redden

Approved By: _____

- ☐ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☒ Individual Discussion/Action
- ☐ Consent
- ☐ Executive Session

Caption:

Discussion and consider action on acceptance of the 2026 City of Woodway ad valorem tax roll totals as certified by the McLennan Central Appraisal District Board of Directors and delivered to the City of Woodway on July 24, 2026.

Background Information:

This item comes to the Council annually. State law requires that the annual ad valorem tax roll be certified to the governing body. Summary pages from the 2026 City of Woodway ad valorem tax roll were provided to City Council via email. Attached please find the statement of certification, received July 20th from Jim Halbert, Chief Appraiser, McLennan Central Appraisal District. In addition, attached is a statement from the City Secretary confirming that the information being presented to you is a true and correct copy of the summary of certified values received.

The annual internal audit was conducted by the City Secretary comparing the 2025 certified roll with the 2026 preliminary and certified rolls. All subdivisions and land surveys on the 2026 preliminary, as well as the number of tax roll entries in each, were compared to last year's certified tax roll. Then, upon receipt of the 2026 certified roll, it was compared in the same manner to the 2026 preliminary. All discrepancies discovered were researched and found to be justified.

Financial Impact:

Total of Proposed Expenditure: n/a
Amount Budgeted: n/a
Account No.: n/a
If not budgeted, other funding options:

Staff Recommendation:

Accept the 2026 City of Woodway ad valorem tax roll totals as certified by the McLennan Central Appraisal District Board of Directors and delivered to the City of Woodway on July 20, 2026.

THE STATE OF TEXAS

COUNTY OF MCLENNAN

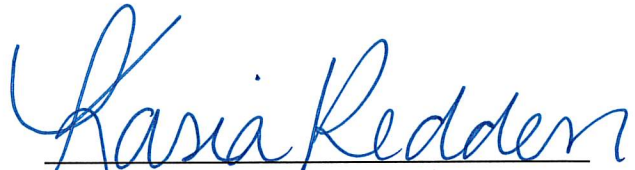
CERTIFICATION

I, Kasia Redden, City Secretary of the City of Woodway, Texas, do hereby certify that I am the custodian of records for the City of Woodway, and that the attached is a true and correct copy of the summary of values and exemptions from the 2026 Certified Tax Roll submitted by the McLennan Central Appraisal District Board of Directors and received by the City of Woodway on July 20, 2026.

WITNESS MY HAND AND OFFICIAL SEAL of the City of Woodway, Texas, this the 4th day of August 2025.



(Seal)


Kasia Redden, CPM, City Secretary
City of Woodway, Texas

Accepted by the Woodway City Council this the 10th day of August 2026.

Amine Qourzal, Mayor
City of Woodway, Texas

THE STATE OF TEXAS §

COUNTY OF McLENNAN §

Certification of the 2026 Appraisal Roll For McLennan Central Appraisal District

I, Jim Halbert, RPA, CCA, Chief Appraiser for McLennan Central Appraisal District, hereby certify that the attached are the certified values of McLennan Central Appraisal District, which lists taxable property for the following taxing units and constitutes the certified appraisal roll:

Axtell Independent School District
Bosqueville Independent School District
Bruceville-Eddy Independent School District
China Spring Independent School District
Connally Independent School District
Crawford Independent School District
Gholson Independent School District
Hallsburg Independent School District
La Vega Independent School District
Lorena Independent School District
Mart Independent School District
McGregor Independent School District
Midway Independent School District
Moody Independent School District
Robinson Independent School District
Riesel Independent School District
Oglesby Independent School District
Valley Mills Independent School District
Waco Independent School District
West Independent School District
McLennan County
McLennan Community College
McLennan County Water Control Dist. #2

City of Bellmead
City of Beverly Hills
City of Bruceville-Eddy
City of Crawford
City of Gholson
City of Golinda
City of Hallsburg
City of Hewitt
City of Lacy-Lakeview
City of Leroy
City of Lorena
City of Mart
City of McGregor
City of Moody
City of Riesel
City of Robinson
City of Valley Mills
City of Waco
City of West
City of Woodway
Castleman Creek Watershed
Elm Creek Watershed
McLennan & Hill Counties Tehuacana Creek W&C
Dist. #1

7/20/26
Date Delivered

Jim Halbert

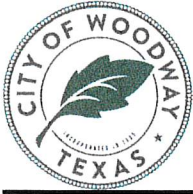
7/20/24
Date Received

Karna Redden

2026 McLennan Central Appraisal District Certified Taxable Totals

<u>CITY</u>	<u>2025 Certified</u>	<u>2026 Certified</u>	Change from 2025 Certified
BELLMEAD, CITY OF	\$774,200,612	\$742,314,875	-4%
BEVERLY HILLS, CITY OF	\$180,158,820	\$173,651,272	-4%
BRUCEVILLE-EDDY, CITY OF	\$109,126,211	\$116,259,539	7%
CRAWFORD, CITY OF	\$109,515,767	\$105,519,132	-4%
GHOLSON, CITY OF	\$98,939,905	\$99,839,625	1%
GOLINDA, CITY OF	\$15,655,407	\$14,703,741	-6%
HALLSBURG, CITY OF	\$46,160,520	\$43,028,504	-7%
HEWITT, CITY OF	\$1,672,790,542	\$1,624,804,277	-3%
LACY-LAKEVIEW, CITY OF	\$649,197,658	\$645,855,047	-1%
LEROY, CITY OF	\$24,031,367	\$24,712,618	3%
LORENA, CITY OF	\$249,191,358	\$242,718,607	-3%
MART, CITY OF	\$87,143,893	\$108,600,129	25%
MCGREGOR, CITY OF	\$991,782,935	\$961,666,782	-3%
MOODY, CITY OF	\$110,988,246	\$110,367,167	-1%
RIESEL, CITY OF	\$121,459,241	\$113,404,102	-7%
ROBINSON, CITY OF	\$1,669,930,757	\$1,741,609,294	4%
VALLEY MILLS, CITY OF	\$3,248,116	\$3,419,906	5%
WACO, CITY OF	\$16,916,218,913	\$17,379,812,988	3%
WEST, CITY OF	\$325,800,393	\$311,123,858	-5%
WOODWAY, CITY OF	\$1,925,593,808	\$1,947,417,801	1%
<u>OTHER ENTITY</u>	<u>2025 Certified</u>	<u>2026 Certified</u>	Change from 2025 Certified
McLENNAN COMMUNITY COLLEGE	\$32,127,263,868	\$32,553,484,739	1%
McLENNAN COUNTY	\$30,821,042,465	\$31,360,551,062	2%
CASTLEMAN CREEK WATERSHED	\$50,314,979	\$51,720,040	3%
ELM CREEK WATERSHED	\$110,680,408	\$116,594,758	5%
McLENNAN & HILL CTY TEHUACANA CREEK W & C DIST #1	\$654,255,568	\$622,674,479	-5%
McLENNAN COUNTY WATER CONTROL DIST #2	\$140,542,872	\$138,660,676	-1%

<u>ISD</u>	<u>2025</u> <u>Certified</u>	<u>2026</u> <u>Certified</u>	Change from 2025 Certified
AXTELL ISD	\$259,332,114	\$312,204,869	20%
BOSQUEVILLE ISD	\$284,514,469	\$296,828,783	4%
BRUCEVILLE-EDDY ISD	\$220,092,786	\$250,166,063	14%
CHINA SPRING ISD	\$1,278,007,699	\$1,449,798,456	13%
CONNALLY ISD	\$1,106,097,644	\$1,079,490,498	-2%
CRAWFORD ISD	\$309,605,179	\$332,761,092	7%
GHOLSON ISD	\$101,874,005	\$108,343,935	6%
HALLSBURG ISD	\$125,759,827	\$125,659,859	0%
LA VEGA ISD	\$1,576,935,623	\$1,462,312,614	-7%
LORENA ISD	\$913,022,190	\$1,039,700,008	14%
MART ISD	\$128,336,043	\$132,691,575	3%
MCGREGOR ISD	\$862,245,253	\$1,113,589,652	29%
MIDWAY ISD	\$8,023,144,613	\$9,238,368,603	15%
MOODY ISD	\$205,604,177	\$214,140,999	4%
OGLESBY ISD	\$1,940,985	\$1,760,846	-9%
RIESEL ISD	\$418,016,858	\$341,376,684	-18%
ROBINSON ISD	\$1,050,604,821	\$1,228,953,536	17%
VALLEY MILLS ISD	\$83,179,750	\$96,750,633	16%
WACO ISD	\$8,598,468,665	\$8,470,132,624	-1%
WEST ISD	\$691,794,143	\$752,315,341	9%
TOTALS	\$116,223,811,473	\$119,401,861,688	3%



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Kasia Redden

Approved By: _____

- ☐ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☒ Individual Discussion/Action
- ☐ Consent
- ☐ Executive Session

Caption:

Follow-up discussion on proposed annual budget and proposed ad valorem tax rate, and consensus on proposed tax rate

Background Information:

This item has been placed on the agenda so that the Council can further discuss the proposed 2026-2027 budget and proposed 2026 tax rate. All department heads will be present at the meeting to answer any questions you may have. The Finance Director provided updated budget and tax rate information to City Council via email, and has made this information available on the city's website.

In addition to discussing the proposed budget and tax rate, the Council will need to reach a consensus regarding the proposed tax rate so that action can be taken on the next agenda item and the Truth-in-Taxation notice can be placed in the newspaper as required by law.

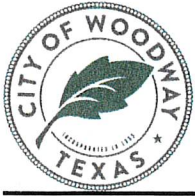
These items follow the budget/tax rate adoption calendar that you have been provided with previously, and they are necessary if the City of Woodway is to have an adopted tax rate by the date shown on the calendar of August 24th. (The County's goal deadline this year is September 1st)

Financial Impact:

Total of Proposed Expenditure: n/a
Amount Budgeted: n/a
Account No.: n/a
If not budgeted, other funding options:

Staff Recommendation:

Come to a consensus on a proposed 2026 ad valorem tax rate. Staff's recommendation is to increase the tax rate to \$0.391668 per \$100 of property value.



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Kasia Redden

Approved By: _____

- ☐ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☒ Individual Discussion/Action
- ☐ Consent
- ☐ Executive Session

Caption:

Discussion and consider action on proposal to place an action item on a future meeting agenda for the purpose of adopting a 2026 ad valorem tax rate

Background Information:

The McLennan County Tax Office has provided the following information with regard to the 2026 no-new-revenue and voter-approval tax rates for the City of Woodway:

- No-New-Revenue Tax Rate – 0.361104/\$100 of property value
- DeMinimis Tax Rate – 0.391668/\$100 of property value
- Voter-Approval Tax Rate – 0.434946/\$100 of property value

IMPORTANT NOTE:

BY VOTING IN FAVOR OF THIS PROPOSAL, YOU ARE NOT SPECIFYING SUPPORT FOR OR AGAINST THE PROPOSED TAX RATE.

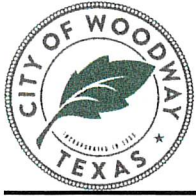
YOU ARE ONLY VOTING TO PLACE AN ITEM ON A FUTURE AGENDA FOR DISCUSSION AND ACTION ON THE SPECIFIED RATE.

Financial Impact:

Total of Proposed Expenditure: n/a
Amount Budgeted: n/a
Account No.: n/a
If not budgeted, other funding options:

Staff Recommendation:

Propose to place an action item on a future meeting agenda for the purpose of adopting a proposed tax rate of 0.391668/\$100 of property value.



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Kasia Redden

Approved By: _____

- ☐ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☒ Individual Discussion/Action
- ☐ Consent
- ☐ Executive Session

Caption:

Discussion and consider action on setting the date, time and place for the required public hearing on the proposed 2026 ad valorem tax rate

Background Information:

According to Truth-in-Taxation, a governing body must call for and announce the date, time and place of the public hearing on the proposed tax rate if the rate exceeds the lower of the no-new-revenue tax rate or voter-approval tax rate; and it is required that a specific notice be published in the newspaper and added to the City's website (if they have one). Per the budget and tax rate calendar that has been provided to the Council, the public hearing has tentatively been scheduled for:

- Monday, August 24th – 5:30 p.m. regular scheduled City Council meeting

Financial Impact:

Total of Proposed Expenditure: n/a
Amount Budgeted: n/a
Account No.: n/a
If not budgeted, other funding options:

Staff Recommendation:

Schedule the required public hearing on the 2026 proposed tax rate for -

- Monday, August 24th – 5:30 p.m.

July 13, 2026 – 5:30 p.m.

The Woodway City Council met in a regular meeting in the Donald J. Baker Council Chambers at Woodway City Hall, 922 Estates Drive, Woodway, Texas, on Monday, July 13, 2026, at 5:30 p.m. The following individuals were in attendance:

Mayor:

Mayor Pro Tem:

Councilmembers:

Councilmembers Absent:

City Manager:

Assistant City Manager

City Secretary:

City Staff:

Contract Staff:

Storey Cook

Janell Gilman, Ken Sury, Dave Whitby, Kyle Kriegel, Meg Wallace

Mayor Amine Qourzal

Adam Niolet

Jennifer Rogers

Kasia Redden, City Secretary

Brenda Hernandez, Emily Davis, Steven Dvorak, Khalil El-Halabi, Todd Gill, Jack Stanley, Lysie Gomez, Jimmy Rogers, Jorge Segura

David Shaw, City Attorney

CALL MEETING TO ORDER

Mayor Pro Tem Cook called the meeting to order at 5:30 p.m.

INVOCATION AND PLEDGE

1. INVOCATION

Councilmember Kriegel gave the invocation.

2. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance to the United States Flag was recited in unison.

PUBLIC COMMENT

3. THE CITY COUNCIL INVITES CITIZENS TO ADDRESS THE COUNCIL ON ANY MATTER, INCLUDING ITEMS ON THE AGENDA, EXCEPT PUBLIC HEARINGS THAT ARE INCLUDED ON THE AGENDA. COMMENTS RELATED TO PUBLIC HEARINGS WILL BE HEARD WHEN THE SPECIFIC HEARING STARTS. PLEASE LIMIT YOUR COMMENTS TO THREE (3) MINUTES PER RESOLUTION R-87-11. THE COUNCIL IS NOT PERMITTED TO TAKE ANY ACTION OR DISCUSS ANY ITEM NOT LISTED ON THE AGENDA. WHEN CALLED TO SPEAK, PLEASE STATE YOUR NAME AND ADDRESS, AND IF SPEAKING ON A SPECIFIC AGENDA ITEM, STATE THE ITEM BEFORE BEGINNING YOUR COMMENTS

- Rick Tullis – Woodway resident – concerned with overgrowth and invasive species at Woodway Park and along the trails (has experience in this area, and is willing to assist with clearing and cleanup)
- Pam Jones – Woodway resident – provided a handout to Council with photos and proposed improvements and discussed safety between Southwood and Wedgewood for those walking or biking on Bosque Boulevard, and specifically her son's safety walking to Valor Academy. She proposes creating a path by trimming back the trees and plants in this area, though she says a sidewalk is not necessary.
- Peter James – Woodway resident – a member of Baylor's geology and engineering departments, expressing concern about the ground slumping and collapse into creek beside Woodway Family Center

PRESENTATIONS

4. PRESENTATION OF YARD OF THE MONTH FOR JULY

WOODWAY CITY COUNCIL MINUTES

Page 2

July 13, 2026, at 5:30 p.m.

Mayor Pro Tem Cook presented the Yard of the Month Award for July to Steve and Lorna Horstman of 713 Willow Creek. As they were not in attendance, the certificate will be mailed.

5. QUARTERLY PRESENTATION – COMMUNITY SERVICES AND DEVELOPMENT’S REPORT REGARDING PROGRESS ON NEW CONSTRUCTION, ANTICIPATED COMPLETION DATES AND THE ISSUANCE OF CERTIFICATES OF OCCUPANCY, AND INSPECTION STATISTICS FOR THE THIRD QUARTER OF FY 2026

Assistant Director Steven Dvorak presented information regarding ongoing construction and inspections, and answered questions from City Council.

6. QUARTERLY PRESENTATION – PUBLIC SAFETY DEPARTMENT’S REPORT REGARDING CRIME STATISTICS AND LAW ENFORCEMENT ACTIVITIES IN THE THIRD QUARTER OF FY 2026

Chief Khalil El-Halabi presented information on staff training and activities, as well as quarterly crime and arrest statistics and a comparison of the same quarter last year. He also answered questions from City Council.

7. SEMI-ANNUAL PRESENTATION – WOODWAY FAMILY CENTER’S REPORT REGARDING REPAIRS, IMPROVEMENTS, ATTENDANCE CONSTRUCTION, AND PROGRAMMING FOR PREVIOUS SIX MONTHS

Superintendent Jimmy Rogers presented information on sponsorships and activities, future plans and changes, and updates on the installation of new software. He also answered questions from City Council.

8. SEMI-ANNUAL PRESENTATION – CARLEEN BRIGHT ARBORETUM AND PAVILION AT THE ARBORETUM’S REPORT REGARDING REPAIRS, IMPROVEMENTS, ATTENDANCE, AND PROGRAMMING FOR PREVIOUS SIX MONTHS

Superintendent Jack Stanley presented information on planting and maintenance at the Arboretum. Superintendent Lysie Gomez presented information on events and programming, sponsorships, reorganization, and new staff, as well as updates on the effect of the recently installed price changes. Both answered questions from City Council.

9. PRESENTATION BY KRAFTSMAN COMMERCIAL PLAYGROUNDS & WATER PARKS ON SHADED EXERCISE EQUIPMENT INCLUDED AS AN OPTION FOR CONSIDERATION ON PLANS FOR THE SITE OF THE FORMER WOODWAY FAMILY CENTER

City Manager Adam Niolet offered a brief introduction.

Jeff Goodman, representing Kraftsman, provided a presentation on the potential installation of shaded exercise equipment. While this equipment could be installed in a variety of places, his proposal is for the former Woodway Family Center site and includes an accessible route from the sidewalk or parking lot, depending on placement.

Mr. Goodman answered questions from City Council.

ITEMS FOR INDIVIDUAL DISCUSSION, CONSIDERATION AND/OR ACTION

10. DISCUSSION AND CONSIDER ACTION ON DIRECTING CITY MANAGER TO INVESTIGATE A POTENTIAL PARTNERSHIP WITH VALOR PREPARATORY ACADEMY FOR UPGRADES AT WHITEHALL PARK

Councilmember Kriegel made a motion, seconded by Councilmember Gilman, to open the discussion.

City Manager Adam Niolet provided a brief introduction.

Valor Athletic Director Steven Bird provided a presentation offering a general proposal for shared-cost improvements to the open field at Whitehall Park. This proposal is not a vote to build, but rather requests that Council direct the City Manager to work with Valor to further develop a proposal and discuss potential costs.

WOODWAY CITY COUNCIL MINUTES

Page 3

July 13, 2026, at 5:30 p.m.

Valor representatives answered questions from City Council, and Council expressed the concerns and questions they would like considered as part of any future proposal.

Councilmember Whitby made a motion, seconded by Councilmember Gilman, to direct the City Manager to further explore the feasibility of a shared-cost/shared-use project with Valor Academy. The motion was passed unanimously by the members present.

11. DISCUSSION AND CONSIDER ACTION ON FUTURE USE OF THE OLD WOODWAY FAMILY CENTER BUILDING SITE

Councilmember Gilman made a motion, seconded by Councilmember Whitby, to open the discussion.

City Manager Adam Niolet provided a brief introduction and presented four potential options, including three which have been previously presented to Council and the shaded exercise equipment proposal that was presented earlier in the meeting.

Finance Director Brenda Hernandez answered questions from City Council about available funding and stated that she has already budgeted for bathrooms to be added at this site. Council discussed the various options.

Councilmember Wallace made a motion, seconded by Councilmember Gilman, that the City Manager proceed with developing Options 3 and 4, to include bathrooms, the shaded exercise equipment, an ADA playground, and additional pickleball and/or multipurpose sports courts. The motion was passed unanimously by the members present.

12. DISCUSSION AND CONSIDER ACTION ON ORDINANCE 26-02, AMENDING CHAPTER 4, SECTION 4-1 OF THE CODE OF ORDINANCES OF THE CITY OF WOODWAY, TEXAS, "STANDARD CODES ADOPTED," ESTABLISHING THE STANDARD CODES ADOPTED BY THE CITY FOR RESIDENTIAL AND NON-RESIDENTIAL CONSTRUCTION

Councilmember Sury made a motion, seconded by Councilmember Whitby, to open the discussion.

City Attorney David Shaw presented information on the purpose of this ordinance revision, which was to remove outdated language and eliminate confusion as to the codes currently adopted.

Councilmember Whitby made a motion, seconded by Councilmember Kriegel, that Ordinance 26-02 be passed and this section of the Code of Ordinances amended. The motion passed unanimously by the members present.

ITEMS RELATED TO PROPOSED 2026/2027 ANNUAL BUDGET AND PROPOSED 2026 AD VALOREM TAX RATE

13. INTRODUCTION OF THE PROPOSED 2026/2027 ANNUAL BUDGET

Finance Director Brenda Hernandez presented the preliminary budget, requesting that Council review it and consider the mission, strategies, and goals that are listed and have not been updated for an extended period. This preliminary budget will be made available on the website tomorrow.

14. DISCUSSION AND CONSIDER ACTION ON SETTING THE DATE, TIME AND PLACE TO CONDUCT THE REQUIRED PUBLIC HEARING ON THE PROPOSED 2026/2027 ANNUAL BUDGET

City Manager Adam Niolet provided a brief introduction, and Mayor Pro Tem Cook offered further explanation to the new Councilmembers regarding the purpose of this item.

Councilmember Gilman made a motion, seconded by Councilmember Sury, that the public hearing on the proposed 2026/2027 budget be set for Monday, August 24, 2026 at 5:30 PM, as part of the regular City Council meeting. The motion passed unanimously by the members present.

CONSENT AGENDA

WOODWAY CITY COUNCIL MINUTES

Page 4

July 13, 2026, at 5:30 p.m.

The Consent Agenda consists of non-controversial, routine and budgeted items which require no public hearing. The Consent Agenda is subject to being approved with one single motion; however, the Mayor or any City Councilmember may remove any item from the Consent Agenda for separate discussion and consideration.

15. DISCUSSION AND CONSIDER ACTION ON MINUTES OF THE REGULAR CITY COUNCIL MEETING HELD ON JUNE 8, 2026
16. DISCUSSION AND CONSIDER ACTION ON RESOLUTION 26-13, AMENDING THE CITY OF WOODWAY MASTER FEE SCHEDULE REGARDING OPEN RECORDS REQUEST FEES COLLECTED PER TEXAS ADMINISTRATIVE CODE SECTION 70.
17. DISCUSSION AND CONSIDER ACTION TO AWARD A CONTRACT IN RESPONSE TO REQUEST FOR BIDS #26-03, FOR WOODWAY ELEMENTARY SCHOOL SIDEWALK CONNECTOR TO LILLEY CONSTRUCTION, THE LOWEST RESPONSIBLE BIDDER, IN AN AMOUNT NOT TO EXCEED \$319,585.00, AND AUTHORIZING THE CITY MANAGER TO EXECUTE ANY DOCUMENTS IN CONNECTION THEREWITH
18. DISCUSSION AND CONSIDER ACTION ON CONSENT AGENDA

At the request of Mayor Pro Tem Cook and City Attorney David Shaw, Item 16 was removed from the Consent Agenda. Mayor Pro Tem Cook made a motion, seconded by Councilmember Kriegel, to place this item for Individual Discussion and Consider Action on a future meeting. The motion passed unanimously by the members present.

Councilmember Kriegel made a motion, seconded by Councilmember Gilman, that the Consent Agenda be approved as follows:

Item 15 – Approve minutes of regular City Council meeting held June 8, 2026

Item 17 – Approve awarding contract for Bid #26-03 (Woodway Elementary School Sidewalk Connector) to Lilley Construction in an amount not to exceed \$319,585.00.

The motion was approved unanimously.

CITY MANAGER AND CITY COUNCIL REPORTS

19. CITY MANAGER’S REPORT (BRIEFINGS OR UPDATES MAY BE PROVIDED REGARDING CITY SERVICES, ADMINISTRATIVE/PERSONNEL MATTERS, REAL ESTATE/DEVELOPMENT, INFRASTRUCTURE, EVENTS, REGULATIONS, COMMUNITY AND INTERGOVERNMENTAL RELATIONS ISSUES.)

City Manager Adam Niolet had no further report to provide to Council.

WOODWAY CITY COUNCIL MINUTES

Page 5

July 13, 2026, at 5:30 p.m.

20. CITY COUNCIL REPORTS

- Councilmember Gilman – There is a Planning and Zoning Commission meeting scheduled for tomorrow, including a staff-led training and consideration of a preliminary plat.
- Councilmember Kriegel – provided a recap of the special Parks & Recreation Commission meeting at which he covered for Councilmember Whitby.
- Councilmember Sury – Two members of the Youth Commission assisted at the July 4th parade.
- Multiple compliments to WPSD and Councilmembers Kriegel and Whitby for the flag display along Estates Drive.

CLOSING ITEM

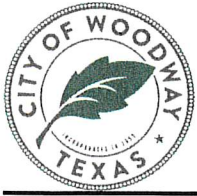
21. CONSIDER ACTION ON ADJOURNMENT

Councilmember Gilman made a motion, seconded by Councilmember Wallace, that the meeting be adjourned.

Mayor Pro Tem Cook adjourned the meeting at 7:50 p.m.

Kasia Redden, City Secretary

Amine Qourzal, Mayor



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Mitch Davison

Approved By: _____

- ☐ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☐ Individual Discussion/Action
- ☐ Consent
- ☐ Executive Session

Caption:

Discussion and consider action to award a contract in response to Request for Bids #26-04, for Acorn Well Pump Station project to Mechell Contracting, LLC., the best valued proposal, in an amount not to exceed \$856,319.00, and authorizing the City Manager to execute any documents in connection therewith,

Background Information:

On July 14, 2026, Walker and Partners assisted City of Woodway with the opening of sealed competitive proposals for the Acorn Pump Station. Four (4) responsive proposals were submitted. This project is a budgeted item. The bid is summarized in the engineer's letter of recommendation attached.

Contractor	Bid
Mechell Contracting, LLC	\$856,319.00
Barsh Company	\$1,112,170.00
TTE, LLC	\$1,266,852.00
MM & I	\$1,458,469.00

Financial Impact:

Total of Proposed Expenditure: \$856,319.00
Amount Budgeted: \$1,500,000
Account No.: 504-4501-4517303 (Project # 50417)
If not budgeted, other funding options:

Staff Recommendation:

City staff recommends Council award Bid #26-04, for Acorn Pump Station, to Mechell Contracting LLC, in the amount of \$856,319.00 and authorizing the City Manager to execute any documents in connection therewith.



823 Washington Ave., Suite 100
Waco, Texas 76701

July 24, 2026

City of Woodway
922 Estates Drive
Woodway, Texas 76712

Attn: Mitch Davison, P.E. – Community Services & Development Director

Re: Acorn Well Pump Station Improvements Project
Engineer's Letter of Recommendation to Award
Project No.: 1-03555.00

Dear Mitch:

Four (4) competitive sealed proposals were received for the Acorn Well Pump Station Improvements Project on July 14, 2026. A tabulation of proposed project cost for all proposals received is attached to this letter.

Proposals were evaluated based on proposed project cost, experience, past performance, qualifications, and ability to meet the proposed budget and schedule outlined within the Contract Documents. Evaluations were performed by Walker Partners staff. A scoring matrix summarizing the results of the evaluations is attached hereto.

Based on the Proposal Scoring Tabulation, the best value proposal was offered by Mechell Contracting, LLC; of West, Texas, which Walker Partners recommends award of the project for the Base Proposal in the amount of \$856,319.00. The Engineer's Opinion of Probable Cost was \$850,000.00.

With your agreement, we ask that you schedule this contract for the next available City Council Meeting.

Sincerely,

A handwritten signature in black ink, appearing to read "Kyle Schulze".

Kyle Schulze, P.E.
Client Manager

KDS:kds

Attachments: Proposal Scoring Tabulation, Proposal Tabulation

email

Cc: Project File

www.WalkerPartners.com

Walker Partners, LLC
Proposal Tabulation

CITY OF WOODWAY
ACORN WELL PUMP STATION IMPROVEMENTS
Project No.: 1-03555
Proposal Opening - July 14, 2026

Proposers

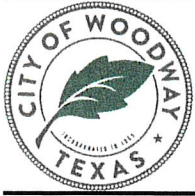
Item No.	Description	Estimated		Mechell Contracting, LLC		Barsh Company		TTE, LLC		MM & I	
		Quantities	Unit	Unit Price	Total Amount	Unit Price	Total Amount	Unit Price	Total Amount	Unit Price	Total Amount
1.00	Mobilization, Bonding, and Insurance	1	LS	\$50,000.00	\$50,000.00	\$5,000.00	\$5,000.00	\$75,000.00	\$75,000.00	\$150,000.00	\$150,000.00
2.00	New Building, comple and in place with all piping, HVAC, finish-out, and all materials, labor, and equipment	1	LS	\$288,267.00	\$288,267.00	\$534,180.00	\$534,180.00	\$390,000.00	\$390,000.00	\$500,000.00	\$500,000.00
3.00	Chemical Feed Rehabilitation, complete and in place with new equipment and materials, removal and reinstallation of existing equipment, all site work, and all materials, labor, and equipment	1	LS	\$150,000.00	\$150,000.00	\$26,225.00	\$26,225.00	\$180,000.00	\$180,000.00	\$115,000.00	\$115,000.00
4.00	Electrical work, complete and in place with all materials, labor, and equipment	1	LS	\$332,200.00	\$332,200.00	\$510,913.00	\$510,913.00	\$586,000.00	\$586,000.00	\$657,617.00	\$657,617.00
5.00	SCADA Allowance per specifications Section 01 20 00	1	LS	\$20,852.00	\$20,852.00	\$20,852.00	\$20,852.00	\$20,852.00	\$20,852.00	\$20,852.00	\$20,852.00
6.00	Contingency Allowance per specification Section 01 20 00	1	LS	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00	\$15,000.00
TOTAL PROPOSAL AMOUNT					\$856,319.00		\$1,112,170.00		\$1,266,852.00		\$1,458,469.00



Walker Partners, LLC
 City of Woodway
 Acorn Well Pump Station Improvements
 Project No.: 1-03555

Proposal Opening: Tuesday, July 14, 2026, at 3:00 PM (Woodway City Hall)
 Proposal Evaluation Form

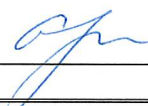
Contractor	Proposal Amount	Total Proposal Price (60%)	Relevant Experience/Past Performance/References (15%)	Proposed Personnel and Subcontractors (10%)	Quality of Work (5%)	Ability to Meet Schedules (5%)	Other Factors (Financial Capability, Claims History and Litigation; Safety Record) (5%)	Total (100%)
Mechell Contracting, LLC	\$ 856,319.00	60	8	7	4	4	5	88
Barsh Company	\$ 1,112,170.00	46	15	10	4	5	5	85
TTE, LLC	\$ 1,266,852.00	41	13	8	3	2	5	72
MM & I	\$ 1,458,469.00	35	15	10	4	4	4	72



CITY COUNCIL AGENDA ITEM FORM

Meeting Date: August 10, 2026

Prepared By: Kasia Redden

Approved By: 

- ☐ Presentation, Report and/or Discussion Only
- ☐ Public Hearing/Related Action
- ☐ Individual Discussion/Action
- ☒ Consent
- ☐ Executive Session

Caption: Discussion and consider action on consent agenda

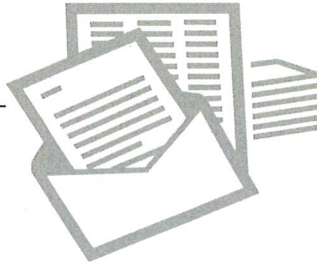
Background Information:

The following items are included on the consent agenda:

13. Discussion and consider action on minutes of the regular City Council meeting held on July 13, 2026
14. Discussion and consider action to award a contract in response to Request for Bids #26-04, for Acorn Well Pump Station project to Mechell Contracting, LLC., the best valued proposal, in an amount not to exceed \$856,319.00, and authorizing the City Manager to execute any documents in connection therewith

Financial Impact: Please see individual items on consent agenda.

Staff Recommendation: Approve all items on the consent agenda, as presented.



MISCELLANEOUS ITEMS FOR COUNCIL

Distributed with August 10, 2026, City Council Meeting Packet

➤ Tentative list of agenda items for future meetings

Upcoming Calendar Items of Interest

- | | |
|-----------------------|--|
| - Monday, August 10 | Regular City Council meeting – 5:30 p.m. |
| - Tuesday, August 11 | Regular Planning and Zoning meeting – 5:00 p.m. |
| - Monday, August 24 | Regular City Council meeting – 5:30 p.m. |
| - Thursday, August 27 | Regular Parks and Recreation meeting – 5:30 p.m. |

****Note that the August 10th City Council meeting will include preliminary discussions of the budget and tax rate, including acceptance of the ad valorem tax values, follow-up discussion on the proposed budget, and consensus on the proposed tax rate.**

****Note that the August 24th City Council meeting will include public hearings, discussion, and adoption of the 2026/2027 tax rate and budget.**

P E N D I N G A G E N D A I T E M S

WOODWAY CITY COUNCIL AND PLANNING/ZONING COMMISSION

(Updated 07/07/26)

This is a tentative planning calendar utilized to assist the City Secretary to compile draft meeting agendas.

DATE	CITY COUNCIL ITEMS	DATE	PLANNING & ZONING ITEMS
		8/11/26	- Vacating final plat for Tanglewood Addition, Phase 2 -Public hearing, discussion and consider action on Florence Moore Add., Lot 2, Block 1 final plat
8/24/26	- Public hearings and adoption of 2026/2027 budget and tax rate, and the Master Fee Schedule - Vacating final plat for Tanglewood Addition, Phase 2 - Public hearing, discussion and consider action on Florence Moore Add., Lot 2, Block 1 final plat	8/25/26	
9/14/26	-Public hearing and amendments to ordinance (Zoning Ordinance) -Atmos rates - Appointment of judges to Municipal Court of Record	9/15/26	

RECURRING COUNCIL ITEMS:

- January/April/July/October (first meeting of the month) - Quarterly presentations - Public Safety & Community Services
- January/April/July/October (second meeting of the month) - Quarterly presentation - Finance
- January/July (second Council meeting of the month) - Semi-annual presentations - Carleen Bright Arboretum & WFC
- Woodway Public Safety Association Day proclamation - Annually at the meeting prior to the annual cook-out
- Appointment of Judges to Municipal Court of Record every two years (Next – 09/2026)

RECURRING P&Z ITEMS: Every six months - Update to P&Z from Building Official regarding current PUD projects (Next 06/2026)