



City of Lewisville, TX

City Council

Agenda

151 W Church Street
Lewisville, Texas 75057

Monday, September 15, 2025

6:30 PM

Lewisville City Hall

Anyone wishing to submit comments prior to the meeting may do so through e-comments. To access e-comments, go to <https://cityoflewisville.legistar.com/Calendar.aspx> and utilize the e-comments link located to the far right hand side of the line containing this meeting details and agenda. E-comments will be accepted until 5:30 p.m. prior to the meeting.

Call to Order and Announce Quorum is Present

Workshop Session - 6:30 P.M.

***Items discussed during Workshop Session may be continued during the Regular Session if time does not permit holding or completing discussion of the item during Workshop Session.*

- A. [Discussion of Consent and Regular Agenda](#)
- B. [Potential Revisions to Council's Policy on Speaker Protocol](#)

Regular Session - 7:00 P.M.

- A. **Invocation - Deputy Mayor Pro Tem Bob Troyer**
- B. **Pledge to the American and Texas Flags - Councilmember William Meridith**
- C. **Proclamations / Recognitions**
 - 1. [Proclamation Declaring September 28, 2025 as National Good Neighbor Day.](#)
- D. **Public Hearing**
 - 1. [Public Hearing: Consideration of an Ordinance Adopting the FY 2025-2026 Tax Rate.](#)

ADMINISTRATIVE COMMENTS:

In accordance with state law, a public hearing is being held on the proposed tax

rate for the 2025 tax year. Section 26.05(d) of the Texas Property Tax Code requires a governing body to hold a public hearing to adopt a tax rate for the current tax year if the proposed rate exceeds the lower of the voter-approval or no-new-revenue rate. The proposed tax rate was recommended by City Council at the budget workshop held on August 9, 2025. The total tax rate proposed for FY 2025-2026 is \$0.419009. This is a decrease of \$0.003426 from the prior year rate of \$0.422435. The proposed tax rate exceeds the no-new-revenue rate of \$0.409667 by 2.3 percent but does not exceed the voter-approval rate of \$0.419009. Since the proposed rate exceeds the no-new-revenue rate, specific language is required by ordinance. The vote on this ordinance must be a record vote and approved by at least 60 percent of the members of the governing body. For the City of Lewisville, this would equal at least five voting members. The motion to adopt the ordinance must be made using specific language as found in the recommendation below.

RECOMMENDATION:

That City Council approve the proposed ordinance adopting the FY 2025-2026 tax rate with the following motion: “I move that the property tax rate be increased by the adoption of a tax rate of \$0.419009, which is effectively a 2.3 percent increase in the tax rate.”

2. [Public Hearing: Consideration of an Ordinance Amending the Fee Schedule of the City of Lewisville by Amending Fees Related to Community Engagement, Engineering, Finance, Fire, Library, Municipal Court, Neighborhood and Inspection Services, Parks and Recreation, and Planning and Authorizing All Fees as Presented in the Attached Fee Schedule \(“Attachment B’\).](#)

ADMINISTRATIVE COMMENTS:

A public hearing on the FY 2025-26 fee schedule is being held to provide an opportunity for public comment. As part of the annual budget process, changes to the fee schedule based on an analysis of current charges as compared to cost recovery goals and/or comparison to surrounding entities is conducted. Resulting modifications are proposed by the departments. Actual fee schedule information is located on the City’s website within the Finance section. This repository is maintained by the City Manager’s Office. Proposed updates in this year’s fee schedule include changes to Community Engagement, Engineering, Finance, Fire, Library, Municipal Court, Neighborhood and Inspection Services, Parks and Recreation, and Planning.

RECOMMENDATION:

That the City Council approve the ordinance as set forth in the caption above.

E. Visitors Forum

Speakers must address their comments to the Mayor rather than to individual Council members or staff. Speakers should speak clearly and state their name and address prior to beginning their remarks. Speakers will be allowed 5 minutes for testimony. Speakers making personal, impertinent, profane or slanderous remarks may be removed from the meeting. Unauthorized remarks from the audience, stamping of feet, whistles, yells, clapping, and similar demonstrations will not be permitted. In accordance with the Texas Open Meetings Act, the City Council is restricted from discussing or taking action on items not listed on the agenda. Action can only be taken at a future meeting.

F. Consent Agenda

All of the following items on the Consent Agenda are considered to be self-explanatory by the Council and will be enacted with one motion. There will be no separate discussion of these items unless a Council Member or member of the public so request. For a member of the public to request removal of an item, a speaker card or e-comment must be filled out and submitted to the City Secretary.

3. [APPROVAL OF MINUTES: City Council Minutes of the August 9, 2025, Joint Meeting of Lewisville City Council, Crime Control and Prevention District Board and Fire Control, Prevention and Emergency Medical Services District Board, Called-Special Budget Meeting.](#)
4. [Approval of the Fire Protection and Emergency Ambulance Services Interlocal Cooperation Agreement for Fiscal Years 2026 and 2027 Between Denton County and the City of Lewisville; and Authorization for the City Manager, or Her Designee, to Execute the Agreement.](#)

ADMINISTRATIVE COMMENTS:

The Lewisville Fire Department provides fire protection and emergency ambulance services to unincorporated areas of Denton County through an interlocal cooperation agreement. The agreement covers the two-year period from October 1, 2025, through September 30, 2027, and will generate a total of \$163,305 in revenue for the City.

RECOMMENDATION:

That the City Council approve the agreement and authorize the City Manager, or

her designee, to execute the agreement as set forth in the caption above.

5. [Approval of a Bid Award for the Official City of Lewisville Newspaper to the Denton Media Company; Authorization for the City Manager, or Her Designee, to Execute the Award; and Approval of a Resolution Designating the Denton Record-Chronicle as the City's Official Newspaper.](#)

ADMINISTRATIVE COMMENTS:

This item selects the City's official newspaper. A total of one (1) bid invitation was downloaded from Bonfire. One (1) bid was received and opened on August 5, 2025. The term of the contract will be twelve (12) months, with options to extend for up to three (3) additional twelve (12) month periods.

RECOMMENDATION:

That the City Council approve the bid award, authorize the City Manager, or her designee, to execute the award and approve the resolution as set forth in the caption above.

6. [Approval of a Resolution Authorizing Participation with the State of Texas, Through the Office of the Attorney General, in the Alvogen, Inc., Apotex Corp., Amneal Pharmaceuticals LLC, Kima Pharmaceuticals USA Inc., Indivior Inc., Viatrix Inc. \("Mylan"\), Sun Pharmaceutical Industries, Inc., and Zydus Pharmaceuticals \(USA\) Inc. Opioid Settlements, and Approving the Secondary Manufacturers' Combined Subdivision Participation and Release Form Regarding the Same; Authorizing the City Manager or Her Designee to Execute All Necessary Documents in Connection with the Above on Behalf of the City; and Providing an Effective Date.](#)

ADMINISTRATIVE COMMENTS:

The State of Texas, through the Office of the Attorney General, has entered into a settlement agreement with generic opioid manufacturers Alvogen, Inc., Apotex Corp., Amneal Pharmaceuticals LLC, Kima Pharmaceuticals USA Inc., Indivior Inc., Viatrix Inc. ("Mylan"), Sun Pharmaceutical Industries, Inc., and Zydus Pharmaceuticals (USA) Inc., and their associated entities (the "Secondary Manufacturers") regarding their promotion, manufacturing, and distribution of opioids in the state. As a participant in the settlement agreement, the City would receive up to an estimated \$14,482.07 over a total of 10 years, as well as funds

which will be made available through regional grants in accordance with the Texas Term Sheet adopted by the City Council on November 15, 2021, for uses related to opioid abatement. The Secondary Manufacturers will be subject to injunctive relief, including bans on the promotion of opioids and opioid-related medications, lobbying prohibitions, and certain reporting requirements. To participate in this settlement agreement, the City must authorize the City Manager, or her designee, to execute the Secondary Manufacturers' Combined Subdivision Participation and Release Form associated with the settlement agreement, releasing certain claims the City might have against the Secondary Manufacturers for past opioid-related actions or failures to act.

RECOMMENDATION:

That the City Council approve the resolution as set forth in the caption above.

G. Regular Hearing

7. [Consideration of an Alternative Standard to the IH-35E Corridor Overlay District Standard Associated With Building Orientation; Located on 1.94 Acres at the Northwest Corner of IH-35E and FM 407; Legally Described as Blake C Bowen Addition, Block A, Lot 2B; Zoned Light Industrial \(LI\), as Requested by Daniel Stewart, of Development Engineering Consultants LLC, on Behalf of the Property Owner, Lewisville 407 & 35 P/S \(25-07-10-AltStd\).](#)

ADMINISTRATIVE COMMENTS:

Chipotle is seeking one alternative standard to modify the building orientation required by Section VI.8.1.B.2.a of the Unified Development Code, which requires the longer side of the building to be parallel to FM 407. The modified orientation will facilitate the construction of a new Chipotle with a drive-thru and the preservation of space for one additional lot for development at the hard corner of FM 407 and IH-35E. The Planning and Zoning Commission recommended unanimous approval (6-0) on September 2, 2025.

RECOMMENDATION:

That the City Council approve the alternative standard as set forth in the caption above.

AVAILABLE FOR QUESTIONS:

Richard E. Luedke, AICP, Planning Director

8. [Consideration of an Ordinance of the City Council of the City of Lewisville, Texas, Amending the Previously Adopted and Approved Budget Ordinance for the Fiscal Year October 1, 2024 to September 30, 2025; By Providing Supplemental Appropriations to Various Funds; and Providing an Effective Date.](#)

ADMINISTRATIVE COMMENTS:

The purpose of this ordinance is to amend the FY 2024-25 adopted budget to include all supplements and changes approved by City Council throughout the fiscal year. Appropriations include the routine supplements completed each year for prior-year encumbrances (purchase orders) that overlap into the next fiscal year, items presented in the mid-year report in May, other individual items as requested throughout the year, and appropriations that correct year-end balances.

RECOMMENDATION:

That the City Council approve the ordinance as set forth in the caption above.

- H. Reports** Reports about items of community interest regarding which no action will be taken.

1. [City Council and Staff Reports](#)

- I. Return to Workshop Session if Necessary**

- J. Closed Session**

In Accordance with Texas Government Code, Subchapter D,

1. *Section 551.072 (Real Estate): Property Acquisition*
2. *Section 551.074 (Personnel):*
 - (a) *City Secretary Jennifer Malone-Ippolito*
3. *Section 551.087 (Economic Development): Deliberation Regarding Economic Development Negotiations.*

- K. Reconvene** into Regular Session and Consider Action, if Any, on Items Discussed in Closed Session.

- L. Adjournment**

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS

The City will provide appropriate auxiliary aids and services, including sign language interpreters and assisted listening devices, whenever necessary to ensure effective communication with members of the public who have hearing, sight or speech impairments, unless doing so would result in a fundamental alteration of its programs or an undue financial burden. A person who requires an accommodation or auxiliary aid or service to participate in a City program, service or activity, should contact the sponsoring Department, or the Human Resource Department at 972-219-3450 or by Fax at 972-219-5005 as far in advance as possible but no later than 48 hours before the scheduled event.

Items may be considered by the City Council out of the posted order.

The City Council reserves the right to adjourn into closed session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Section 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 551.087 (Economic Development).

The Texas Open Meetings Act, codified in Chapter 551 of the Texas Government Code, does not require an agenda posting where there is a gathering of a quorum of the City Council at a social function unrelated to the public business that is conducted by the City Council, or the attendance by a quorum of the City Council at a regional, state or national convention or workshop, ceremonial event or press conference if formal action is not taken and any discussion of public business is incidental to the social function, convention, workshop, ceremonial event or press conference. The City Secretary's Office may occasionally post agendas for social functions, conventions, workshops, ceremonial events or press conferences; however, there is no legal requirement to do so and in the event a social function, convention, workshop, ceremonial event or press conference is not posted by the City Secretary's Office, nothing shall preclude a quorum of the City Council from gathering as long as "deliberations" within the meaning of the Texas Open Meetings Act do not occur.

I do hereby certify that the above notice of meeting of the City of Lewisville City Council was posted at City Hall, City of Lewisville, Texas in compliance with Chapter 551, Texas Government Code on _____, 2025 at _____ PM.

Jennifer Malone-Ippolito, City Secretary