



**City Council - Regular Meeting Minutes
February 9, 2026 - 1:00 PM
Final**

Council Chambers
1200 E. Broad St., Mansfield, TX 76063

1. CALL MEETING TO ORDER

Mayor Evans called the meeting to order at 1:00 p.m.

Present: Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

2. WORK SESSION

Discussion Regarding the February 9, 2026 Consent Agenda Items

James Rogge, Assistant Director of Public Works - Streets and Traffic, answered Council questions regarding agenda item 26-1802. Joe Smolinski, City Manager, answered Council questions regarding agenda item 26-1817.

3. RECESS INTO EXECUTIVE SESSION

Pursuant to Section 551.071, Texas Government Code, the Council reserves the right to convene in Executive Session(s), from time to time as deemed necessary during this meeting for any posted agenda item, to receive advice from its attorney as permitted by law.

In accordance with Texas Government Code, Chapter 551, Mayor Evans recessed the meeting into executive session at 1:04 p.m. Mayor Evans called the executive session to order in the Council Conference Room at 1:08 p.m. Mayor Evans recessed the executive session at 5:37 p.m.

A. Consultation with City Attorney to Seek Advice About Pending or Contemplated Litigation, a Settlement Offer, or on a Matter in Which the Duty of the City Attorney to the City's Governmental Body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas Clearly Conflicts with Chapter 551 of the Texas Government Code Pursuant to 551.071

- i. Seek Advice of City Attorney Regarding the Implementation of Ordinance No. OR-2413-25
- ii. Seek Advice of City Attorney Regarding the City's Parking Ordinances
- iii. Seek Advice of City Attorney Regarding Contractual Negotiations
- iv. Seek Advice of City Attorney Regarding Legal Issues Pertaining to Economic Development Projects Listed in Section 3.D of the Agenda

- B. Discussion Regarding Possible Purchase, Exchange, Lease, or Value of Real Property Pursuant to Section 551.072**
 - i. Land Acquisition for Future Development
 - ii. Land Acquisition #25-01
 - iii. Land Acquisition #25-23
- C. Personnel Matters Pursuant to Section 551.074**
 - i. City Manager Quarterly Update
 - ii. City Attorney Quarterly Update
 - iii. Board Appointments
- D. Deliberation Regarding Commercial or Financial Information Received From or the Offer of a Financial or Other Incentive Made to a Business Prospect Seeking to Locate, Stay or Expand in or Near the Territory of the City and with which the City is Conducting Economic Development Negotiations Pursuant to Section 551.087**
 - i. Economic Development Project #21-09
 - ii. Economic Development Project #21-33
 - iii. Economic Development Project #22-24
 - iv. Economic Development Project #26-01

4. 6:00 P.M. OR IMMEDIATELY FOLLOWING EXECUTIVE SESSION - RECONVENE INTO REGULAR BUSINESS SESSION

Mayor Evans reconvened the meeting into regular business session at 6:00 p.m.

5. INVOCATION

Brian McFadden, Executive Director of the Mansfield Mission Center, gave the Invocation.

6. PLEDGE OF ALLEGIANCE

Mayor Pro Tem Tonore led the Pledge of Allegiance.

7. TEXAS PLEDGE

Council Member Newsom led the Texas Pledge.

8. RECOGNITION

Fall 2025 Intern Class

Mayor Evans and the City Council recognized the Fall 2025 intern class. Intern Lita Cruz spoke on her internship experience.

9. CITIZEN COMMENTS

Citizens wishing to address the Council on non-public hearing agenda items and items not on the agenda may do so at this time. Due to regulations of the Texas Open Meetings Act, please do not expect a response from the Council as they are not able to do so. **THIS WILL BE YOUR ONLY OPPORTUNITY TO SPEAK UNLESS YOU ARE SPEAKING ON A SCHEDULED PUBLIC HEARING ITEM.** After the close of the citizen comments portion of the meeting, only comments related to public hearings will be heard. All comments are limited to five (5) minutes.

In order to be recognized during Citizen Comments or during a Public Hearing (applicants included), please complete a comment card located at the entrance of the Council Chambers. If you would like to speak on more than one Public Hearing item, please submit a separate card for each item. Please present the card(s) to the Deputy City Secretary by 5:50 p.m., ten minutes before the start of the 6:00 p.m. regular business session.

Robert Morris, 725 W Kimball Street - Mr. Morris spoke in opposition to agenda item 25-1738.

10. COUNCIL COMMENTS

Council Member Newsom wished Council Member Fresquez a Happy Birthday.

11. STAFF COMMENTS

A. City Manager or Authorized Representative

- i. Current/Future Agenda Items
- ii. City Manager Updates
- iii. Departmental Updates

Ann Beck, Parks and Recreation Marketing and Communications Manager, spoke on the grand opening of Geyer Commons taking place Friday, February 27, 2026.

- 26-1816 Departmental Quarterly Reports Q1
Presenters: Bernadette McCranie, Director of Communications and Outreach
Attachments:
1. Mansfield Quarterly Q1 FY2026

Staff was available for questions.

12. TAKE ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION

A motion was made by Council Member Fresquez to authorize the City Manager, or his designee, to enter into an MOU related to the proposed development located on Broad and Pond as discussed in executive session.

Seconded by Council Member Bounds. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons
Nay: 0 None

Abstain: 0 None

13. CONSENT AGENDA

26-1792: Resolution - A Resolution of the City of Mansfield, Texas Calling for a General Election to be held on May 2, 2026; Designating Polling Places; Establishing Election Precincts Within the City; Appointing an Election Judge and an Alternate Election Judge; Establishing Other Procedures for Conduct of the Election; Establishing a Date for Runoff Election, if Necessary; Finding That the Meeting at Which This Resolution is Passed is Open to the Public as Required by Law; And Declaring an Effective Date

Presenters: Susana Marin, City Secretary

Attachments:

1. Resolution

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY OF MANSFIELD ("CITY"), TEXAS, CALLING FOR A GENERAL ELECTION TO BE HELD ON MAY 2, 2026; DESIGNATING POLLING PLACES; ESTABLISHING ELECTION PRECINCTS WITHIN THE CITY; APPOINTING AN ELECTION JUDGE AND AN ALTERNATE ELECTION JUDGE; ESTABLISHING OTHER PROCEDURES FOR CONDUCT OF THE ELECTION; ESTABLISHING A DATE FOR RUNOFF ELECTION, IF NECESSARY; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

Resolution Number: RE-4495-26

26-1798: Resolution - A Resolution of the City Council of the City of Mansfield, Texas, Approving a Professional Services Contract Between the City of Mansfield, Texas and Halff Associates, Inc. in an Amount Not to Exceed \$818,077.70 for Design and Survey of the US 287 Southbound Entrance Ramp at Walnut Creek Drive; Finding that the Meeting at Which his Resolution is Passed is Open to the Public as Required By Law; And Declaring an Effective Date (Street Bond Fund)

Presenters: Raymond Coffman, Director of Engineering Services

Attachments:

1. Resolution
2. Exhibit A

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, APPROVING A PROFESSIONAL SERVICES CONTRACT BETWEEN THE CITY OF MANSFIELD, TX AND HALFF ASSOCIATES, INC. IN AN AMOUNT NOT TO EXCEED \$818,077.70 FOR THE DESIGN AND SURVEY OF THE US 287 SOUTHBOUND

ENTRANCE RAMP AT WALNUT CREEK DRIVE; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE (STREET BOND FUND)

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

Resolution Number: RE-4496-26

26-1844: Resolution - A Resolution of the City Council of the City of Mansfield, Texas, Authorizing the Amendment to the Economic Development Agreement Between the City of Mansfield, Texas and Arcadia Realty Corp: Finding that the Meeting at Which This Resolution is Passed is Open to the Public as Required by Law; And Declaring an Effective Date (Utility, TIRZ #4)

Presenters: Raymond Coffman, Director of Engineering Services

Attachments:

1. Resolution
2. Exhibit A

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, AUTHORIZING THE AMENDMENT TO THE ECONOMIC DEVELOPMENT AGREEMENT BETWEEN THE CITY OF MANSFIELD, TEXAS AND ARCADIA REALTY CORP; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE (UTILITY, TIRZ #4)

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

Resolution Number: RE-4497-26

26-1801: Resolution - A Resolution of the City of Mansfield, Texas, Approving a Contract for Concrete On Call Services to Santos Construction Utilizing the Interlocal Agreement with the City of Grand Prairie; Authorizing and Directing the City Manager or Designee to Execute Contract Documents; And Authorizing Funding for an Amount not to Exceed \$1,245,000; Finding that the Meeting at Which the Resolution is Passed is Open to the Public as Required by Law; And Declaring an Effective Date (General Fund)

Presenters: James Rogge, Assistant Director of Public Works -
Transportation

Attachments:

1. Resolution
2. Contract

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, APPROVING A CONTRACT FOR ON CALL CONCRETE SERVICES TO SANTOS CONSTRUCTION, INC., UTILIZING THE INTERLOCAL AGREEMENT WITH THE CITY OF GRAND PRAIRIE; AUTHORIZING AND DIRECTING THE CITY MANAGER OR DESIGNEE TO EXECUTE CONTRACT DOCUMENTS; AND AUTHORIZING FUNDING FOR AN AMOUNT NOT TO EXCEED \$1,245,000; FINDING THAT THE MEETING AT WHICH THE RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE (GENERAL FUND)

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7	Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons
Nay: 0	None
Abstain: 0	None

Resolution Number: RE-4498-26

26-1802: Resolution - A Resolution of the City of Mansfield, Texas, Awarding a Contract for an Asphalt Overlay of East Broad Street from Cannon Drive to Matlock Road to Texas Materials Group, Inc., Authorizing and Directing the City Manager or Designee to Execute Contract Documents; And Authorizing Funding for an Amount not to Exceed \$625,000; Finding that the Meeting at Which the Resolution is Passed is Open to the Public as Required by Law; And Declaring an Effective Date (General Fund)

Presenters: James Rogge, Assistant Director of Public Works -
Transportation

Attachments:

1. Resolution
2. Proposal
3. Sole Source Letter

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, AWARDING A CONTRACT FOR AN ASPHALT OVERLAY OF EAST BROAD STREET FROM CANNON DRIVE TO MATLOCK ROAD TO TEXAS MATERIALS GROUP, INC., AUTHORIZING AND DIRECTING THE CITY MANAGER OR DESIGNEE TO EXECUTE CONTRACT DOCUMENTS; AND AUTHORIZING FUNDING FOR AN AMOUNT NOT TO EXCEED \$625,000; FINDING THAT THE MEETING AT WHICH THE RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE (GENERAL FUND)

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion **PASSED** by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom,
Juan Fresquez, Todd Simmons
Nay: 0 None
Abstain: 0 None

Resolution Number: RE-4499-26

26-1806: Resolution – A Resolution of the City Council of the City of Mansfield, Texas, Approving Change Order #1 to the Construction Contract with AUI Partners, LLC in an Amount Not to Exceed \$873,055 for Phase 2 Improvements at Julian Feild Park; Finding That the Meeting at Which This Resolution is Passed is Open to the Public as Required by Law; And Declaring an Effective Date (MPFDC Fund)

Presenters: Matt Young, Executive Director of Community Services

Attachments:

1. Resolution
2. Exhibit A

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, APPROVING CHANGE ORDER #1 TO THE CONSTRUCTION CONTRACT WITH AUI PARTNERS, LLC IN AN AMOUNT NOT TO EXCEED \$873,055 FOR PHASE 2 IMPROVEMENTS AT JULIAN FEILD PARK; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE (MPFDC FUND)

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion **PASSED** by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom,
Juan Fresquez, Todd Simmons
Nay: 0 None
Abstain: 0 None

Resolution Number: RE-4500-26

26-1807: Resolution – A Resolution of the City Council of the City of Mansfield, Texas, Designating the Pond at Julian Feild Park as a No Fishing Zone; Finding That the Meeting at Which This Resolution is Passed is Open to the Public as Required by Law; And Declaring an Effective Date

Presenters: Matt Young, Executive Director of Community Services

Attachments:

1. Resolution

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS,

DESIGNATING THE POND AT JULIAN FEILD PARK AS A NO FISHING ZONE; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

Resolution Number: RE-4501-26

26-1817: Resolution - A Resolution of the City Council of the City of Mansfield, Texas, Authorizing the City Manager and the Police Department to Make Application, Receive, and Expend Grant Funding from the Office of the Governor of Texas, Public Safety Office Criminal Justice Division to Purchase a Simunition Mobile Modular Shoot House and Breaching Equipment in an Amount Not to Exceed \$113,000 and Does Not Require a Match; Finding that the Meeting at Which This Resolution is Passed is Open to the Public as Required by Law; And Declaring an Effective Date

Presenters: Tracy Aaron, Police Chief

Attachments:

1. Resolution

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, AUTHORIZING THE CITY MANAGER AND THE POLICE DEPARTMENT TO MAKE APPLICATION, RECEIVE, AND EXPEND GRANT FUNDING FROM THE OFFICE OF THE GOVERNOR OF TEXAS, PUBLIC SAFETY OFFICE CRIMINAL JUSTICE DIVISION TO PURCHASE A SIMUNITION MOBILE MODULAR SHOOT HOUSE AND BREACHING EQUIPMENT IN AN AMOUNT NOT TO EXCEED \$113,000 AND DOES NOT REQUIRE A MATCH; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

Resolution Number: RE-4502-26

26-1818: Resolution - A Resolution of the City Council of the City of Mansfield, Texas, Authorizing the City Manager and the Police Department to Make Application, Receive, and Expend Grant Funding From the Office of the Governor of Texas, Authorized Under the Texas General Appropriations Act, Article I for Trusted Programs to Provide Mental

Health Counseling or Mental Health Care, Renumerate Personal Costs Incurred by the Department as a Result of Providing Direct Mental Health Services to Personnel, and Provide Skills Training for Department Personnel to Provide Direct Peer Counseling Services Not to Exceed \$150,000 and Does Not Require a Match; Finding that the Meeting at Which This Resolution is Passed is Open to the Public as Required by Law; And Declaring an Effective Date

Presenters: Tracy Aaron, Police Chief

Attachments:

1. Resolution

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, AUTHORIZING THE CITY MANAGER AND THE POLICE DEPARTMENT TO MAKE APPLICATION, RECEIVE, AND EXPEND GRANT FUNDING FROM THE OFFICE OF THE GOVERNOR OF TEXAS, AUTHORIZED UNDER THE TEXAS GENERAL APPROPRIATIONS ACT, ARTICLE I FOR TRUSTEED PROGRAMS TO PROVIDE MENTAL HEALTH COUNSELING OR MENTAL HEALTH CARE, REMUNERATE PERSONAL COSTS INCURRED BY DEPARTMENT AS A RESULT OF PROVIDING DIRECT MENTAL HEALTH SERVICES TO PERSONNEL, AND PROVIDE SKILLS TRAINING FOR DEPARTMENT PERSONNEL TO PROVIDE DIRECT PEER COUNSELING SERVICES NOT TO EXCEED \$150,000 AND DOES NOT REQUIRE A MATCH; FINDING THATTHE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7	Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons
Nay: 0	None
Abstain: 0	None

Resolution Number: RE-4503-26

26-1849: Resolution - Resolution of the City Council of the City of Mansfield, Texas Approving a Contract with Weatherproofing Technologies, Inc. in an Amount not to Exceed \$299,925 for Roof Restoration Services to the City's Library Facility; Authorizing the City Manager, or Designee, to Execute any Documents Necessary to Implement this Resolution; Finding that the Meeting at which this Resolution is Passed is Open to the Public as Required by Law; and Declaring an Effective Date (General Fund)

Presenters: Troy Lestina, Deputy City Manager/Chief Financial Officer

Attachments:

1. Resolution
2. Attachment

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS APPROVING A CONTRACT WITH WEATHERPROOFING TECHNOLOGIES, INC IN AN AMOUNT NOT TO EXCEED \$299,925 FOR ROOF RESTORATION SERVICES TO THE

CITY'S LIBRARY FACILITY; AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE ANY DOCUMENTS NECESSARY TO IMPLEMENT THIS RESOLUTION; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE (GENERAL FUND)

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons
Nay: 0 None
Abstain: 0 None

Resolution Number: RE-4504-26

26-1850: Resolution - A Resolution of the City Council of the City of Mansfield, Texas Adopting the Library Five-Year 2026-2030 Strategic Plan; Finding That the Meeting at Which This Resolution is Passed is Open to the Public as Required by Law; And Declaring an Effective Date

Presenters: Yolanda Botello, Director of Library and Historical Services

Attachments:

1. Resolution
2. Library Strategic Plan 2026-2030

A motion was made by Council Member Simmons to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, ADOPTING THE LIBRARY FIVE-YEAR 2026-2030 STRATEGIC PLAN; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons
Nay: 0 None
Abstain: 0 None

Resolution Number: RE-4505-26

26-1861: Ordinance - An Ordinance of the City Council of Mansfield, Texas, Repealing Ordinance No. OR-2413-25; Rescinding the Vacating and Abandonment of a Portion of Bludworth Road Right of Way; Providing for Severability and Providing an Effective Date

Presenters: Victor Flores, City Attorney

Attachments:

1. Ordinance

A motion was made by Council Member Simmons to approve the following ordinance:

**AN ORDINANCE OF THE CITY COUNCIL OF MANSFIELD, TEXAS, REPEALING
ORDINANCE NO. OR-2413-25; RESCINDING THE VACATING AND ABANDONMENT OF
A PORTION OF BLUDWORTH ROAD RIGHT OF WAY; PROVIDING FOR SEVERABILITY
AND PROVIDING AN EFFECTIVE DATE**

(Ordinance in its entirety located in the City Secretary's Office)

Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom,
Juan Fresquez, Todd Simmons
Nay: 0 None
Abstain: 0 None

Ordinance Number: OR-2433-26

26-1752: Minutes - Approval of the January 12, 2026 Regular City Council Meeting
Minutes

Presenters: Susana Marin, City Secretary

Attachments:

1. 1-12-26 Draft Minutes

**A motion was made by Council Member Simmons to approve the minutes of the
January 12, 2026 Regular City Council Meeting as presented. Seconded by Council
Member Broseh. The motion PASSED by the following vote:**

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom,
Juan Fresquez, Todd Simmons
Nay: 0 None
Abstain: 0 None

26-1882: Minutes - Approval of the January 14-15, 2026 Strategic Visioning Workshop
Minutes

Presenters: Susana Marin, City Secretary

Attachments:

1. 1-14 & 1-15, 2026 Draft Minutes

**A motion was made by Council Member Simmons to approve the minutes of the
January 14-15, 2026 Strategic Visioning Workshop as presented. Seconded by Council
Member Broseh. The motion PASSED by the following vote:**

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom,
Juan Fresquez, Todd Simmons
Nay: 0 None
Abstain: 0 None

14. OLD BUSINESS

25-1738: Ordinance - An Ordinance of the City of Mansfield, Texas, Amending Title VII
(Traffic Code) Chapter 72 (Stopping, Standing, and Parking), Adding Section 72.03
(Parking Recreational Vehicles on Streets and Public Right-of-Way); Providing

Regulations for Recreational Vehicles; Providing That This Ordinance Shall Be Cumulative of All Ordinances; Providing for Severability; Providing a Penalty for Violations Hereof; and Providing an Effective Date

Presenters: Victor Flores, City Attorney

Attachments:

1. Ordinance

Victor Flores, City Attorney, requested the item be tabled to the February 23, 2026 City Council meeting.

A motion was made by Council Member Broseh to table the item to the February 23, 2026 City Council Meeting. Seconded by Council Member Newsom. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

15. PUBLIC HEARING

25-1725: Public Hearing and Consideration of a Request from Triangle Engineering for a Specific Use Permit to Allow a Car Wash at 1561 E Broad Street, Located on 2.6 Acres and Situated in the Henry Odele Survey Abstract No. 1196 Tract 4 (SUP25-004)

Presenters: Clayton Comstock, Executive Director of Planning and Development

Attachments:

1. Maps and Supporting Information

Clayton Comstock, Executive Director of Planning and Development, stated the applicant requested the public hearing be continued to the March 9, 2026 City Council Meeting.

Mayor Evans opened the public hearing at 6:20 p.m. With no one wishing to speak, Mayor Evans continued the public hearing to the March 9, 2026 City Council Meeting at 6:20 p.m.

A motion was made by Mayor Pro Tem Tonore to continue the public hearing to the March 9, 2026 City Council Meeting. Seconded by Council Member Newsom. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

16. PUBLIC HEARING CONTINUATION AND SECOND AND FINAL READING

25-1514: Ordinance - Public Hearing Continuation and Second and Final Reading on an Ordinance Considering a Request by Open Studio Architecture PLLC, for a Zoning Change from C-2 Community Business District to PD, Planned Development District, Being 5.866 Acres Located Within T.O. Harris Survey, Abstract No. 645 and Addressed as 2445 FM 157 (ZC25-002)

Presenters: Clayton Comstock, Executive Director of Planning and

Development

Attachments:

1. Maps and Supporting Information

Clayton Comstock spoke on the item and requested the public hearing be continued to the February 23, 2026 City Council Meeting.

Mayor Evans continued the public hearing at 6:23 p.m. With no one wishing to speak, Mayor Evans continued the public hearing at 6:23 p.m.

A motion was made by Council Member Newsom to continue the reading and public hearing to the February 23, 2026 City Council Meeting. Seconded by Council Member Simmons. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

17. NEW BUSINESS

25-1722: Resolution - A Resolution of the City Council of the City of Mansfield, Texas, Approving a Professional Services Contract for Design and Construction Administration for the Main and Broad Roadway Project with Stantec Consulting Services Inc., in an Amount not to Exceed \$2,209,610; Finding that the Meeting at Which this Resolution is Passed is Open to the Public as Required by Law; and Declaring an Effective Date

Presenters: Kristen Petree, Capital Projects Manager

Attachments:

1. Resolution
2. Professional Services Contract

Kristen Petree, Capital Projects Manager, presented the item.

A motion was made by Council Member Bounds to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, APPROVING A PROFESSIONAL SERVICES CONTRACT FOR DESIGN AND CONSTRUCTION ADMINISTRATION FOR THE MAIN AND BROAD ROADWAY PROJECT WITH STANTEC CONSULTING SERVICES INC., IN AN AMOUNT NOT TO EXCEED \$2,209,610; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Fresquez. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

Resolution Number: RE-4506-26

26-1797: Resolution - A Resolution to the City Council of the City of Mansfield, Texas, Approving an Advanced Funding Agreement Between the City of Mansfield, Texas and the Texas Department of Transportation in the Amount of \$26,383,262.00 for the Design and Construction of South Matlock Road from Heritage Parkway to River Birch Drive; Finding That the Meeting At Which This Resolution Is Passed Is Open To the Public As Required By Law; And Declaring An Effective Date (Street Bond Fund)

Presenters: Raymond Coffman, Director of Engineering Services

Attachments:

1. Resolution
2. Agreement

Raymond Coffman, Director of Engineering Services, presented the item and answered Council questions.

A motion was made by Council Member Broseh to approve the following resolution:

A RESOLUTION AUTHORIZING THE CITY OF MANSFIELD TO ENTER INTO AN AGREEMENT WITH THE TEXAS DEPARTMENT OF TRANSPORTATION – FORT WORTH DISTRICT FOR AN ADVANCED FUNDING AGREEMENT (AFA) FOR THE DESIGN AND CONSTRUCTION OF SOUTH MATLOCK ROAD FROM HERITAGE PARKWAY TO RIVER BIRCH ROAD; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE (STREET BOND FUND)

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Fresquez. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

Resolution Number: RE-4507-26

26-1855: Resolution – A Resolution of the City Council of the City of Mansfield, Texas, Adopting a Safe Streets and Roads for All Active Transportation and Safety Plan; Finding That the Meeting at Which This Resolution is Passed is Open to the Public as Required By Law; and Declaring an Effective Date

Presenters: Raymond Coffman, Director of Engineering Services

Attachments:

1. Resolution
2. Mansfield Active Transportation and Safety Plan Report

Raymond Coffman presented the item. Monica Lucia, Transportation Planning Associate at Kimley-Horn, spoke on the process of creating the Active Transportation and Safety Plan and presented the Plan.

A motion was made by Council Member Bounds to approve the following resolution:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANSFIELD, TEXAS, ADOPTING SAFE STREETS AND ROADS FOR ALL ACTIVE TRANSPORTATION AND

SAFETY PLAN; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; AND DECLARING AN EFFECTIVE DATE

(Resolution in its entirety located in the City Secretary's Office)

Seconded by Council Member Fresquez. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

Resolution Number: RE-4508-26

25-1685: Board Appointments: Mansfield Library Advisory Board

Presenters: Susana Marin, City Secretary

Attachments: None

Susana Marin, City Secretary, presented the item and noted staff recommends appointing Tyler Peschka to fill an unexpired two-year term ending September 30, 2027.

A motion was made by Council Member Bounds to approve the appointment. Seconded by Council Member Simmons. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

26-1808: Request for Special Event Permit: 2026 Mansfield Pickle Parade and Palooza

Presenters: Angela Henley, Special Events Supervisor

Attachments:

1. Pickle Parade and Palooza 2026 Application

Angela Henley, Special Events Supervisor, presented the item. John Pressley, President of the Pickled Mansfield Society, spoke on the event and answered Council questions.

A motion was made by Council Member Newsom to approve the Special Event Permit. Seconded by Council Member Fresquez. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

26-1809: Request for Downtown Activation Grant Funding: World's Only St Paddy's Pickle Parade & Palooza up to the Amount of \$17,472 in Actual Reimbursements and up to \$35,917 in In-Kind Staff Overtime

Presenters: Rachel Bagley, Assistant Director of Economic Development

Attachments:

1. Downtown Activation Grant Application

Rachel Bagley, Assistant Director of Economic Development, presented the item.

A motion was made by Council Member Simmons to approve the Downtown Activation Grant Funding. Seconded by Council Member Broseh. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

18. ADJOURN

A motion was made by Council Member Newsom to adjourn the meeting at 6:49 p.m. Seconded by Council Member Bounds. The motion PASSED by the following vote:

Aye: 7 Michael Evans, Todd Tonore, Larry Broseh, Tamera Bounds, Brent Newsom, Juan Fresquez, Todd Simmons

Nay: 0 None

Abstain: 0 None

_____ Michael Evans, Mayor

ATTEST:

_____ Susana Marin, City Secretary