



**NOTICE OF MEETING OF THE
CITY COUNCIL
TUESDAY, AUGUST 4, 2026 – 6:30 PM
COUNCIL CHAMBERS ROOM 1098
405 E. LOOP STREET, BUILDING 100
BUDA, TX 78610**

This notice is posted pursuant to the Texas Open Meetings Act. Notice is hereby given that a **Regular City Council Meeting** of the City of Buda, TX, will be held at which time the following subjects will be discussed and may be acted upon. In accordance with §551.127, members of the Governing Body may participate remotely by means of videoconference call. Should that occur, a quorum of the governing body will be physically present at the location noted above on this agenda.

A. CALL TO ORDER

Please turn off your cell phone when you approach the podium.

B. INVOCATION

C. PLEDGE OF ALLEGIANCE

D. ROLL CALL

E. ITEMS OF COMMUNITY INTEREST

E.1 [List of upcoming local events and activities.](#)

F. PUBLIC COMMENT / PUBLIC TESTIMONY

Members of the public who wish to participate in Public Comment must complete a form and turn it into the City Clerk before the period provided for Public Comment is called for consideration by the presiding officer. Members of the public who wish to participate during the Public Testimony period provided for any item on the agenda must complete a form and turn it into the City Clerk before the item they wish to participate in is called for consideration by the presiding officer.

G. CONSENT AGENDA [PUBLIC TESTIMONY]

All matters listed under this item are considered to be routine by the City Council and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired by any Council Member on any item, that item will be removed from the consent agenda and will be considered separately.

G.1 [Approval of the July 21, 2026 Regular and July 23, 2026 Special City Council Minutes \(City Clerk Alicia Ramirez\)](#)

G.2 [Approval of the rejection of all proposals received in response to RFP 26-170 for fully insured and level-funded medical insurance coverage \(UnitedHealthcare and Garner Health\), and authorization for the City Manager to continue negotiations with the incumbent medical insurance carrier for employee medical benefits. \(Human Resources Director Matthew Wright\)](#)

H. WORKSHOP

H.1 [Workshop related to the development of the City of Buda's state legislative needs \(City](#)

Manager Micah Grau and representatives from Blackridge)

I. PRESENTATIONS

- I.1 Presentation of the 2026 Community Survey results (Assistant City Manager Lindsey Baker and Jason Neumeyer, Polco Director of Survey Research)
- I.2 Presentation on the Tourism and Event Impact Study (Community Relations and Destination Services Director Lysa Gonzalez)

J. REGULAR AGENDA AND PUBLIC HEARINGS

- J.1 Deliberation and possible action to consider an Ordinance on first and final reading and to adopt said Ordinance amending Ordinance #2024-48 regarding the Downtown Co-Marketing Grant Program funded through Hotel Occupancy Tax (HOT) (Community Relations and Destination Services Director Lysa Gonzalez and Main Street Program Manager Garret Hope) [PUBLIC TESTIMONY]
- J.2 Deliberation and possible action to award IFB #26-169 to M&C Fonseca Construction Co., for \$357,876.50 to include both the base bid RM967 Sidewalks West of 1626 (M40) and alternative bid for Cabela's Drive Sidewalks (M34), to authorize the City Manager to execute said contract, and to authorize the City Manager to execute potential change orders to the contract (Capital Improvements Program Manager Austin Messerli, P.E.) [PUBLIC TESTIMONY]
- J.3 Deliberation and possible action related to downtown pedestrian crossing improvements (Assistant City Manager Wendy L. Smith) [PUBLIC TESTIMONY]
- J.4 Deliberation and possible action to consider an Ordinance on first and final reading and to adopt said Ordinance ordering a General Election to be held in the City of Buda, Texas, on Tuesday, November 3, 2026, for the purpose of electing a Mayor, Councilmember At-Large Position 2, and a Councilmember Single Member District B; establishing early voting locations and polling places for this election; making provisions for conducting the election; and providing for a runoff election in the City of Buda (City Clerk Alicia Ramirez) [PUBLIC TESTIMONY]
- J.5 Deliberation and possible action to adopt an Ordinance on first and final reading and to adopt said Ordinance ordering a Special Election to be held in the City of Buda, Texas, on Tuesday, November 3, 2026, for the purposes of electing one Councilmember for an unexpired term in Position 1 At-Large, establishing an early voting location and polling place for this election; making provisions for the conduct said election; and providing for a runoff election in the City of Buda (City Clerk Alicia Ramirez) [PUBLIC TESTIMONY]

K. EXECUTIVE SESSION

- K.1 Council will recess regular session and convene into executive session to deliberate on agenda items pursuant to Texas Government Code Chapter 551, Section 551.071 Consultation with the City Attorney regarding Federal and State Legislative advocacy and potential legal implications.

L. RECONVENE INTO REGULAR SESSION AND TAKE ACTION, IF ANY, ON MATTERS DISCUSSED IN EXECUTIVE SESSION.

M. CITY MANAGER'S REPORT

2014 & 2021 Bond Program, Capital Improvement Projects, Destination Services Projects, Developments, Drainage Projects, Engineering Department, Finance Department,

General/Special Election, Grant Related Projects, Human Resources, Law Enforcement, Legislative Update, Library Projects, Main Street Program, Parks & Recreation Department, Planning Department, Redistricting Program, Road Projects, Status-Future Agenda Request, Special Projects, Transportation, Wastewater Projects, and Water Projects (City Manager Micah Grau)

N. CITY COUNCIL'S BOARD AND COMMITTEE REPORTS

- *Alliance Regional Water Authority (Urbanovsky)*
- *Buda City Council/Hays CISD Coordination Committee (Bowles, Davidson, & Urbanovsky)*
- *Buda Economic Development Corporation (Smith & Ture)*
- *Capital Area Council of Governments General Assembly (Urbanovsky)*
- *Capital Area Council of Governments Clean Air Coalition (Ture)*
- *Combined Emergency Communication Center (Goodman)*
- *Hays Caldwell Economic Development Partnership*
- *Hays Mental Health Coordinating Commission (Goodman)*
- *TIRZ #1 Dupre Local Government Corporation (Davidson & Urbanovsky)*
- *TIRZ #2 The Colony at Cole Springs/The Reserve (City Council)*
- *TIRZ #3 Persimmon (City Council)*
- *City of Buda Audit Committee (Bowles, Davidson, & Goodman)*
- *City of Buda Board & Commission Nomination Committee (Davidson, Horne-Williams, & Smith)*
- *City of Buda City Park Planning/Programming Ad-Hoc Committee (Smith & Ture)*
- *City of Buda Transportation/Mobility Committee (Goodman, Horne-Williams, & Urbanovsky)*
- *City of Buda Water/Wastewater/Drainage Committee (Davidson, Bowles, & Urbanovsky)*
-

O. CITY COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

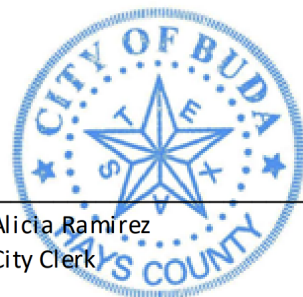
O.1 Update on Pending Items requested by City Council

P. ADJOURNMENT

In compliance with the Americans with Disabilities Act, the City of Buda will provide reasonable accommodations for persons attending and participating in City Council and Board & Commission meetings. The facility is wheelchair accessible, with accessible parking at the front of the building. Requests for sign interpreters, auxiliary aids, or special services must be received seventy-two (72) hours before the meeting by calling the ADA Coordinator at (512) 523-1043, by FAX (512) 523-8896, or by completing the online form at www.budatx.gov/ADA for information or assistance.

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Governing Body of the City of Buda, was posted on the bulletin board in front of Buda City Hall, which is readily accessible to the public at all times, by 6:00 pm on July 29, 2026.

/s/ _____
Alicia Ramirez
City Clerk



Meetings scheduled in the Council Chambers are set up to publicly broadcast meetings. You may be audio and video recorded while in this facility. Meetings scheduled in other City Facilities are set up to publicly audio record meetings. You may be audio recorded in the other City Facilities.

In accordance with Article III, Section 3.10, of the Official Code of the City of Buda, the minutes of this meeting consist of the preceding Minute Record and the Supplemental Minute Record. Details on Council meetings may be obtained from the City Clerk's Office, or video of the entire meeting may be downloaded from the website. (Portions of the Supplemental Minute Record video tape recording may be distorted due to equipment malfunction or other uncontrollable factors.)

A Public Comment period will be provided to allow for members of the public to participate and speak to the Governing Body on any topic that is not on the meeting agenda. At this time, comments will be taken from the audience on non-agenda related topics. A Public Testimony period will be provided at each meeting of the Governing Body to allow members of the public to participate and speak to the Governing Body on any topic that is on the meeting agenda, prior to any vote on the matter up for consideration. During these periods, the presiding officer shall routinely provide three (3) minutes to each person who desires to speak but may provide no less than one (1) minute and no more than five (5) minutes to each person addressing the Governing Body. The amount of time provided to each person, if altered by the presiding officer, shall be announced by the presiding officer prior to recognizing persons to speak and shall be objectively applied to all persons speaking during Public Comment or each Public Testimony period.

The Governing Body may retire to executive session any time between the meeting's opening and adjournment for the purpose of consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code; discussion of personnel matters pursuant to Chapter 551.074 of the Texas Government Code; deliberation regarding real property pursuant to Chapter 551.072 of the Texas Government Code; deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code; and/or deliberation regarding the deployment, or specific occasions for implementation of security personnel or devices pursuant to Chapter 551.076 of the Texas Government Code. Action, if any, will be taken in open session. All items listed above are eligible for deliberation and possible action unless expressly limited.

This agenda has been reviewed and approved by the City's legal counsel and the presence of any subject in any Executive Session portion of the agenda constitutes a written interpretation of Texas Government Code Chapter 551 by legal counsel for the governmental body and constitutes an opinion by the attorney that the items discussed therein may be legally discussed in the closed portion of the meeting considering available opinions of a court of record and opinions of the Texas Attorney General known to the attorney. This provision has been added to this agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter 551.144(c) and the meeting is conducted by all participants in reliance on this opinion.

Attendance by Other Elected or Appointed Officials: It is anticipated that members of other governmental bodies, and/or city boards, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the body, board, commission and/or committee. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a possible meeting of the other body, board, commission and/or committee, whose members may be in attendance, if such numbers constitute a quorum. The members of the boards, commissions and/or committees may be permitted to participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for that body, board, commission or committee subject to the Texas Open Meetings Act.



Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Leticia Ortiz
Agenda Item ID / Number: 2026-632- / E.1

ITEM TITLE: List of upcoming local events and activities.

1. EXECUTIVE SUMMARY

2. BACKGROUND/HISTORY

3. ANALYSIS

4. FINANCIAL IMPACT

5. STRATEGIC PLAN/GOALS OTHER

6. STRATEGIC PLAN OBJECTIVES Items of Community Interest

7. PROS AND CONS

8. ALTERNATIVES

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Attachments:

[ICI_8.4.26.pdf](#)



1

CITY HALL & LIBRARY **OFFICE CLOSURES**

EMERGENCY SERVICES WILL CONTINUE OPERATING

MONDAY, SEPTEMBER 7, 2026

IN OBSERVANCE OF LABOR DAY



2

BUDA PUBLIC MEETINGS

AUGUST 2026

ARTS COMMISSION
Wed., August 5 @ 6 p.m.

SUSTAINABILITY COMMISSION
Thur., August 6 @ 6 p.m.

PLANNING AND ZONING COMMISSION
Tues., August 11 @ 6 p.m.

MAIN STREET ADVISORY BOARD
Wed., August 12 @ 6 p.m.

LIBRARY COMMISSION
Wed., August 13 @ 7 p.m.

COMMISSION ON AGING
Mon., August 17 @ 6 p.m.

BUDA BOND COMMITTEE
Mon., August 17 @ 6:30 p.m.

JOINT MEETING
CITY COUNCIL
BUDA ECONOMIC
DEVELOPMENT CORPORATION
Tues., August 18 @ 5:30 p.m.

CITY COUNCIL
Tues., August 18 @ 6:30 p.m.

HISTORIC PRESERVATION COMMISSION
Thur., August 20 @ 6 p.m.

PLANNING AND ZONING COMMISSION
Tues., August 25 @ 6 p.m.

PARKS AND RECREATION COMMISSION
Wed., August 26 @ 6:30 p.m.

ZONING BOARD OF ADJUSTMENTS
Thurs., August 27 @ 6 p.m.



* ALL MEETINGS IN CITY COUNCIL CHAMBERS UNLESS OTHERWISE NOTED

3

STAGE
1

STAGE
2

STAGE
3

STAGE
4

DROUGHT STAGE RESTRICTIONS

WATER ONLY BETWEEN 7 A.M.-11 A.M. + 7 P.M.-11 P.M.

WATER ONCE A WEEK
EVEN ADDRESSES: THURS.
ODD ADDRESSES: WED.
COMMERCIAL/MULTI-FAMILY: TUES.

4



STAGE 1 **STAGE 2** **STAGE 3** **STAGE 4**

WATER PARTNERS' CURRENT DROUGHT STAGES

BARTON SPRINGS-EDWARDS AQUIFER CONSERVATION DISTRICT (BSEACD):
STAGE 3 EXCEPTIONAL DROUGHT

GUADALUPE-BLANCO RIVER AUTHORITY (GBRA):
STAGE 2 DROUGHT

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FREE PROGRAMS AT BUDA PUBLIC LIBRARY

JULY/AUG 2026

FEATURED	Health & Wellness	Art Classes	Other Programs
Health Insurance Basics Sat., Aug. 15 - 1:00 pm Mon., Aug. 17 - 1:00 pm Tues., Aug. 18 - 6:30 pm	Peer Support Groups Anxiety & Depression August 10 at 1:30 pm August 13 at 6:30 pm	Art and Mental Wellness* August 11 at 6:30 pm Art with Inspired Minds* August 19 at 6:30 pm	Dungeons and Dragons* August 4 & 18 at 5 pm Master Gardeners: How to Prevent Pests from Destroying Your Garden* August 15 at 10:30 am
	Self-Care Saturday Culinary and Wellness Benefits of Mushrooms Aug. 22 at 10:30 am Thrive Together: Health and Wellness Fair August 29 at 10:00 am	Makers' Lab Needle Felting* August 10 at 6:30 pm	Japanese Mahjong Club* Thursdays at 5:30 pm

LEARN MORE AT BUDALIBRARY.ORG
PROGRAMS WITH AN * REQUIRE REGISTRATION

...and more,
 including weekly storytimes and programs for children and teens!

6

NEW DEVELOPMENTS

NOW OPEN!

Austin Angels

IN PROGRESS

Hoot and Annie (102 Main St.)

Train Depot (317 Main St.)

Treze (318 Main St.)

VIEW THE CITY DEVELOPMENT MAP AT: WWW.BUDATX.GOV/MAPS

7

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Play July 1 - August 10, 2026



BUDA BINGO SUMMER

See Details



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BUDATx
Economic Development Corporation

Discover BudaTx

GREATER BUDA
CHAMBER OF COMMERCE

Get Your Summer Buda Bingo Card!

Visit Participating Buda Businesses & Earn Bingo Stickers to WIN Great Prizes!



8



DISC GOLF

EVERY THIRD SATURDAY
8:00 AM - 4:30 PM
THROUGH SEPTEMBER

AUGUST 15: Stoneridge Park

SEPTEMBER 19: Summer Pointe & Whispering Hollow Park

PLEASE BRING YOUR OWN DISCS!

9



PICKLEBALL

EVERY THIRD SATURDAY
7:30 AM - 4:00 PM
THROUGH SEPTEMBER

STONERIDGE PARK
August 15

SUMMER POINTE PARK
September 19

**PLEASE BRING YOUR OWN
PADDLES AND PICKLEBALLS!**

10



PSYCHIC SHARK



**FRIDAY
AUGUST 28
7 PM - 9 PM
@ MERIDIAN BUDA**

BudaTx breathe easy here..

BUDAx Economic Development Corporation

discover **BudaTx**

11



DYSFUNKSHUN JUNKSHUN

**AUGUST 8 | 8 PM
BUDA AMPHITHEATER**



12



13

**SEPT 25 -26
2026**

**BUDA
TEXAS**

**Railcar
REVIVAL**

BUDA AMPHITHEATER & CITY PARK

GIN BLOSSOMS ★ CLAY WALKER

FASTBALL ★ Y'ALL OUT BOY

MAYEAUX & BROUSSARD ★ SOUR BRIDGES

TAYLOR GRAVES & THE TOMBSTONE TRIO

DJ DU

RECKLESS KELLY ★ CORY MORROW

DEANA CARTER ★ DJANGO WALKER

DUSTY MILLER AND THE SPURFLOWERS

KATHRYN LEGENDRE ★ TALLULA JUNCTION

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FREE LIVE CONCERT!



**fall
CONCERT
SERIES**
BUDA AMPHITHEATER

STEREOMONDE
OCTOBER 3 @ 8:00 PM // BUDA AMPHITHEATER



Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Alicia Ramirez, City Clerk
Agenda Item ID / Number: 2026-101- / G.1

ITEM TITLE: Approval of the July 21, 2026 Regular and July 23, 2026 Special City Council Minutes (City Clerk Alicia Ramirez)

1. EXECUTIVE SUMMARY

2. BACKGROUND/HISTORY

3. ANALYSIS

4. FINANCIAL IMPACT

5. STRATEGIC PLAN/GOALS OTHER

6. STRATEGIC PLAN OBJECTIVES NA

7. PROS AND CONS

8. ALTERNATIVES

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Attachments:

[h1 2026-0721 DRAFT Minutes.pdf](#)
[h1 2026-0723 DRAFT Minutes.pdf](#)

CALL TO ORDER

Mayor Urbanovsky called the meeting to order at 6:02 p.m.

ROLL CALL

City Clerk Alicia Ramirez certified a quorum with the following Councilmembers present:

Mayor Lee Urbanovsky
Mayor Pro Tem (SMD B) Evan Ture
Councilmember, SMD A Greg Bowles
Councilmember, SMD C Kimberly Goodman
Councilmember At-Large, Position 1 Matt Smith
Councilmember At-Large, Position 2 Monica Davidson
Councilmember At-Large, Position 3 LaVonia Horne-Williams *attended the meeting virtually*

ITEMS OF COMMUNITY INTEREST

Assistant City Manager Lindsey Baker presented upcoming events and announcements.

PROCLAMATION

Recognizing July 2026 as Park and Recreation Month was accepted by the Parks Commission, Parks Director Tony Host, and members of the Parks and Recreation Department.

PUBLIC COMMENT / PUBLIC TESTIMONY

Public comments were made by citizen James Fort of 140 Wild Wind Cove, Buda.

CONSENT AGENDA [PUBLIC TESTIMONY]

APPROVAL OF THE JUNE 16, 2026, SPECIAL AND REGULAR CITY COUNCIL MINUTES (CITY CLERK ALICIA RAMIREZ)

ACCEPTANCE OF THE 2ND QUARTER REPORTS FOR THE HUMAN SERVICES GRANTS FUNDING (CITY CLERK ALICIA RAMIREZ)

ACCEPTANCE OF THE CITY'S INVESTMENT REPORT FOR THE QUARTER ENDING MARCH 31, 2026 (FINANCE DIRECTOR BIANCA REDMON)

SUBMITTAL OF THE FISCAL YEAR 2026 SECOND QUARTER FINANCIAL UPDATE (FINANCE DIRECTOR BIANCA REDMON)

APPROVAL TO AUTHORIZE THE CITY MANAGER TO EXECUTE THE INTERLOCAL AGREEMENT WITH THE CITY OF SAN MARCOS FOR ANIMAL SHELTERING SERVICES FOR FISCAL YEAR 2027 (POLICE CHIEF BO KIDD)

APPROVAL TO AUTHORIZE THE CITY MANAGER TO EXECUTE AN AMENDMENT TO THE CAPITAL AREA METROPOLITAN TRANSPORTATION AUTHORITY (CAPMETRO) GRANT AMENDING THE SCOPE FROM

PURCHASING SCHEDULING SOFTWARE TO PURCHASING A BUS FOR THE OPERATION OF THE SENIOR TRANSPORTATION PROGRAM (CITY CLERK ALICIA RAMIREZ)

APPROVAL TO AUTHORIZE THE CITY MANAGER TO NEGOTIATE AND EXECUTE AN AGREEMENT BETWEEN THE CITY OF BUDA AND THE BUDA ECONOMIC DEVELOPMENT CORPORATION REGARDING THE CONSTRUCTION, IMPROVEMENT, OPERATION, AND PROGRAMMING OF THE DEPOT ON MAIN, THE TRAIN DEPOT PROJECT ON THE DOWNTOWN BUDA GREENBELT (CITY MANAGER MICAH GRAU AND ASSISTANT CITY MANAGER LINDSEY BAKER)

AWARD OF A REQUEST FOR PROPOSAL (RFP) #26 -104 FINANCIAL AUDIT SERVICES TO FORVIS MAZARS, LLP AND TO AUTHORIZE THE CITY MANAGER TO EXECUTE SAID CONTRACT AND ENGAGEMENT LETTER (ASSISTANT FINANCE DIRECTOR ANGELA VERDUZCO))

ADOPTION OF RESOLUTION #2026-R-30 APPROVING AN INTERLOCAL AGREEMENT BETWEEN HAYS COUNTY AND THE CITY OF BUDA RELATED TO OLD SAN ANTONIO ROAD AND AUTHORIZING THE CITY MANAGER TO EXECUTE SAID AGREEMENT (DEVELOPMENT SERVICES DIRECTOR/CITY ENGINEER ANGELA KENNEDY, P.E., CFM)

APPROVAL OF A HOTEL OCCUPANCY TAX REIMBURSEMENT GRANT FOR THE PONY SOFTBALL WORLD SERIES HOSTED BY HAYS YOUTH BASEBALL/SOFTBALL ASSOCIATION ON JULY 6 THROUGH 13, 2026, IN BUDA, TEXAS (COMMUNITY RELATIONS AND DESTINATION SERVICES DIRECTOR LYSA GONZALEZ)

Motion, to approve the Consent Agenda, as presented, except for the PID Collection Agreement and Resolution #2026-R-31, was made by Councilmember Smith and seconded by Councilmember Davidson. Motion carried unanimously.

APPROVAL TO AUTHORIZE THE CITY MANAGER TO EXECUTE OF AN AMENDMENT TO THE PUBLIC IMPROVEMENT DISTRICT (PID) COLLECTION AGREEMENT FOR TRAVIS COUNTY FOR THE PERSIMMON PID

Councilmember Horne-Williams requested clarification for the public record. City Manager Micah Grau confirmed that the amendment represented a non-substantive change to the date terms of a previously approved agreement, under which Travis County collects PID assessments for properties within the Travis County portion of the Persimmon Public Improvement District.

Motion, to approve the amendment, as presented, was made by Councilmember Horne-Williams and seconded by Councilmember Goodman. Motion carried unanimously.

ADOPTION OF RESOLUTION #2026-R-31 OF THE CITY OF BUDA, TEXAS REQUESTING FINANCIAL ASSISTANCE FROM THE TEXAS WATER DEVELOPMENT BOARD; AUTHORIZING THE FILING OF AN APPLICATION FOR SUCH ASSISTANCE; DESIGNATING AN AUTHORIZED REPRESENTATIVE; AND AUTHORIZING CERTAIN PROFESSIONALS TO ASSIST WITH THE APPLICATION FOR THE BUDA WATER SUPPLY EXPANSION PROJECT

Assistant City Manager Wendy L. Smith presented background information.

Motion, to adopt the Resolution, as presented, was made by Mayor Urbanovsky and seconded by Councilmember Smith. Motion carried unanimously.

REGULAR AGENDA

PUBLIC HEARING AND ADOPTION OF ORDINANCE #2026-18 ON FIRST AND FINAL READING REGARDING A REQUEST BY SANDLIN SERVICES, LLC FOR A SPECIFIC USE PERMIT (SUP) TO ALLOW THE “ANIMAL VETERINARY OFFICE OR GROOMING (WITH OUTSIDE YARD)” USE ON A PROPERTY IN THE INTERSTATE BUSINESS (B-3) ZONING DISTRICT ON PART OF LOT 1, BLOCK A, BRIDGEKEEPER PROFESSIONAL SUBDIVISION, CITY OF BUDA, HAYS COUNTY, TX, ADDRESSED AS 1111 ROBERT S. LIGHT BOULEVARD, BUDA, TX 78610 (SUP 25-08)

Development Services Assistant Director Will Parrish Assistant Development Services Director Will Parrish presented the staff report. The subject property is located at the southwest corner of South IH-35 and Robert S. Light Boulevard. The applicant proposes a veterinary hospital with an outdoor yard enclosed by a wrought iron-style fence, oriented toward IH-35 rather than adjacent development. The facility complies with Gateway Corridor standards, and the Planning and Zoning Commission recommended approval 6–0 on June 9th. Council inquired about the ETJ status of a portion of the property; Development Services Director/City Engineer Angela Kennedy clarified that a development agreement with South Buda WCID No. 1 prevents annexation of that portion, as the City would be obligated to assume the WCID's bond debt. No public testimony was received.

Mayor Urbanovsky opened the public hearing at 6:33 p.m. With no one wishing to speak, he closed the public hearing at 6:33 p.m.

Motion, to consider on first and final reading, was made by Councilmember Smith and seconded by Councilmember Davidson. The motion carried unanimously.

Motion, to adopt the Ordinance approving SUP 25-08, as presented, was made by Councilmember Smith and seconded by Councilmember Davidson. The motion carried unanimously.

ADOPTION OF ORDINANCE #2026-19 ON FIRST AND FINAL READING APPROVING AND ADOPTING THE 2026 SERVICE PLAN UPDATE AND 2026 ASSESSMENT ROLL FOR THE PERSIMMON PUBLIC IMPROVEMENT DISTRICT (PID)

City Manager Micah Grau presented the required annual update to the Persimmon PID Service and Assessment Plan, as mandated under the Texas PID Act. Improvement Area 1 carries an outstanding principal of approximately \$26.4 million, and the Major Improvement Area carries approximately \$47.6 million. Fiscal year 2027 payments are due in January, with Tax Increment Reinvestment Zone (TIRZ_ collections offsetting assessments once the tax rate is set. A five-year financial forecast is included. Staff recommended approval.

Motion, to consider on first and final reading, was made by Mayor Urbanovsky and seconded by Councilmember Smith. The motion carried unanimously.

Motion, to adopt the Ordinance approving and adopting the 2026 Service Plan Update and Assessment Roll for the Persimmon PID, as presented, was made by Mayor Urbanovsky and seconded by Councilmember Smith. The motion carried unanimously.

Note: Mayor Urbanovsky recused himself from the following three items regarding the ETJ request from Baird Pools. Mayor Pro Tem Evan Ture presided over these items.

PUBLIC HEARING AND ADOPTION OF ORDINANCE #2026-20 ON FIRST AND FINAL READING AUTHORIZING THE ANNEXATION INTO THE CITY OF BUDA'S EXTRATERRITORIAL JURISDICTION OF +/- .914 ACRES OF LAND KNOWN AS LOT 4A, POSSUM TROT PARK, LOCATED ON THE SOUTH SIDE OF THE LOOP 4 AND REBEL DRIVE INTERSECTION, HAYS COUNTY, TEXAS 78610

Assistant Director of Development Services Will Parrish explained that this property was formerly within the City's ETJ, was removed in October 2023 when the City took no action within the 45-day statutory window, and became unincorporated county land. The property owner subsequently developed the site and now requests re-annexation into the ETJ to pursue wastewater service. Under current state law, ETJ expansion is permitted only upon property owner request, and contiguity requirements are met. Councilmember Horne-Williams asked several clarifying questions regarding the process, ownership continuity, and the nature of development on the property. City Attorney Alan Bojorquez clarified that ETJ annexation does not alter the City's Certificate of Convenience and Necessity and creates no obligation to serve. A public hearing was opened and a member of the public commented that staff presentations would benefit from updated site photography showing the current state of development. No other public testimony was received.

Mayor Pro Tem Ture opened the public hearing at 6:44 p.m. Speaker: James Fort of 140 Wild Wind Cove. He closed the public hearing at 6:45 p.m.

Motion, to consider on first and final reading, was made by Councilmember Davidson and seconded by Councilmember Smith. The motion carried unanimously.

Motion, to adopt the Ordinance authorizing annexation of Lot 4A, Possum Trot Park into the City's ETJ, was made by Councilmember Smith and seconded by Mayor Pro Tem Evan Ture. The motion carried unanimously.

AUTHORIZATION OF AN EXTRATERRITORIAL JURISDICTION (ETJ) SERVICE REQUEST FOR BAIRD POOLS AT 102 REBEL DRIVE, LOT 4A, OF POSSUM TROT PARK

Development Services Director/City Engineer Angela Kennedy, P.E., presented the wastewater service request for Baird Pools. A wastewater line already exists on Rebel Drive, constructed to serve two residential properties, and a service tap was previously extended to the 102 Rebel Drive property line. No new public infrastructure is required. The property predates the City's impact fee program and is therefore not subject to impact fees, though standard connection fees apply. Out-of-city rates would apply. Councilmember Monica Davidson inquired about the condition and maintenance responsibility of Rebel Drive, which City Engineer Kennedy noted is approximately 200 feet in length, in acceptable condition, and currently in a gray area regarding maintenance between the City and County. City Manager Grau indicated that a rehabilitation cost estimate for Rebel Drive would be prepared prior to any final annexation consideration.

Motion, to authorize the ETJ wastewater service request for Baird Pools at 102 Rebel Drive, was made by Councilmember Davidson and seconded by Councilmember Smith. The motion carried unanimously.

ADOPTION OF RESOLUTION #2026-R-32 ACKNOWLEDGING THE PETITION FOR ANNEXATION OF APPROXIMATELY +/- 0.914 ACRES OF LAND KNOWN AS LOT 4A, POSSUM TROT PARK, LOCATED ON THE SOUTH SIDE OF THE LOOP 4 AND REBEL DRIVE INTERSECTION; DIRECTING THE CITY MANAGER OR HIS DESIGNEE TO SET A DATE, TIME, AND PLACE FOR THE PUBLIC HEARING ON THE PROPOSED

ANNEXATION OF SUCH LAND AND TO PROVIDE NOTICE OF SUCH HEARING; AND DIRECTING THE CITY MANAGER OR HIS DESIGNEE TO PREPARE A WRITTEN AGREEMENT FOR THE PROVISIONS OF SERVICE IN THE AREA (A 26-01)

Development Services Director/City Engineer Angela Kennedy confirmed the resolution would set a public hearing for August 18th at 6:00 PM at City Hall to consider annexation of the subject property. Council discussed that approval of this resolution does not obligate annexation; full discretion is retained. Councilmember Smith sought and received clarification from City Attorney Bojorquez that once the City is actively providing services, the property owner may not petition to de-annex. Councilmember Bowles noted that the cost-benefit of annexing a short segment of roadway would be weighed against property and sales tax revenues and welcomed the forthcoming rehabilitation cost estimate.

Motion, to adopt the Resolution acknowledging the petition for annexation and setting the public hearing date of August 18, 2026, was made by Councilmember Davidson and seconded by Councilmember Smith. The motion carried unanimously.

Mayor Urbanovsky returned to preside over the remainder of the meeting.

ADOPTION OF RESOLUTION #2026-R-33 OF THE CITY COUNCIL OF THE CITY OF BUDA, TEXAS, UPON TWO READINGS, APPROVING A PROJECT OF THE BUDA ECONOMIC DEVELOPMENT CORPORATION (EDC) TO FUND THREE MILLION DOLLARS (\$3,000,000.00) FOR FACILITY IMPROVEMENTS AND PROGRAMMING FOR THE BUDA CHAMPIONSHIP PARK PROJECT AND AUTHORIZING A PERFORMANCE AGREEMENT BETWEEN THE CITY OF BUDA AND THE BUDA EDC; COMPLYING WITH SECTION 505.158, TEXAS LOCAL GOVERNMENT CODE; PROVIDING FOR REPEAL; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE

City Manager Micah Grau and Assistant City Manager Lindsey Baker presented the item without a formal presentation, as the Council was thoroughly familiar with the project. The resolution authorizes a \$3,000,000 contribution from the Buda EDC for facility improvements and programming at Buda Championship Park, governed by a performance agreement. Councilmember Davidson emphasized the importance of the performance agreement and staff capacity to fulfill tournament hosting obligations during a tight budget year. Assistant City Manager Baker confirmed staff is aligned with the performance measures reflected in the financial pro forma. Parks & Recreation Director Tony Host expressed confidence in achieving the 65 qualifying tournaments required in years four through eight, citing strong interest from USA Softball, TFL Softball, USSSA, soccer, lacrosse, flag football, and other organizations. Multiple councilmembers expressed gratitude to the Buda EDC and its CEO Jennifer Storm for the investment, characterizing the project as generational and transformative for the City and region. Mayor Pro Tem Ture noted that the EDC's contribution was expanded from an initial \$1,500,000 to \$3,000,000 following detailed deliberations with the EDC board.

Motion, to adopt the Resolution approving the Buda EDC's \$3,000,000 project contribution and performance agreement for Buda Championship Park, was made by Mayor Urbanovsky and seconded by Mayor Pro Tem Ture. The motion carried unanimously.

PUBLIC HEARING AND ADOPTION OF ORDINANCE #2026-22 ON FIRST AND FINAL READING AMENDING THE CITY OF BUDA'S CODE OF ORDINANCES, CHAPTER 4 - ANIMALS, SUBSECTION §4.04.007, §4.04.013, AND ADDING A NEW SECTION §4.04.018 POT BELLIED PIGS ADDING A NEW CLASSIFICATION OF LIVESTOCK AND PERMIT THE KEEPING OF POTBELLIED PIGS AS HOUSEHOLD PETS WITHIN THE CITY LIMITS

Chief of Police Bo Kidd presented two options developed in response to prior Council direction. Exhibit A would permit potbellied pigs indoors with a maximum of two hours of supervised outdoor time per day and no outdoor enclosure structures. Exhibit B would permit outdoor keeping with proper enclosures. Council discussion favored the more conservative Exhibit A as an initial approach, treating potbellied pigs similarly to dogs without permitting separate outdoor structures. Councilmember Horne-Williams supported the two-hour outdoor allowance while expressing concern for neighbors and HOA environments. Councilmembers Goodman and Smith commended staff for their responsiveness to the community's needs and noted the City would revisit the ordinance if issues arose. Councilmember Davidson confirmed the ordinance does not supersede HOA rules.

During the public hearing, Eric Wallace, 314 Still Hollow Creek, Whispering Hollow, spoke in support of approval, noting that potbellied pigs are companion animals distinctly different from commercial livestock, are house-trainable, have generated no complaints in Buda, and are successfully regulated in other Texas cities.

Motion, to consider on first and final reading, was made by Mayor Urbanovsky and seconded by Councilmember Smith. The motion carried unanimously.

Motion, to adopt the Ordinance amending Chapter 4 of the City of Buda's Code of Ordinances to permit potbellied pigs as household pets per Exhibit A, adding two provisions: removing the outdoor enclosures and a two-hour outdoor limit, was made by Councilmember Smith and seconded by Councilmember Bowles. The motion carried unanimously.

ADOPTION OF RESOLUTION #2026-R-34 REJECTING THE AUTHORIZING THE HAYS CENTRAL APPRAISAL DISTRICT TO PURCHASE LAND AND CONSTRUCT IMPROVEMENTS TO ESTABLISH AND OPERATE THE APPRAISAL DISTRICT OFFICE

City Manager Micah Grau summarized the request from the Hays Central Appraisal District (HCAD) to purchase new property and construct a larger facility, as it has outgrown its current space on property owned by Hays CISD. Per Texas Property Tax Code §6.051, approval from 75% of participating taxing entities is required. The City's cost share would increase from approximately \$80,088 to an estimated \$97,729 annually for 25 years. However, limited information has been provided—only an executive summary of a feasibility study—and several other entities, including Hays County, the City of Dripping Springs, and the City of Kyle, had denied the request citing insufficient detail. Council expressed consensus that while the need for expanded facilities is understood given county growth, there is insufficient information to approve the request at this time. Concerns were raised regarding potential cost overruns, lack of independent cost estimates, absence of site plans, and whether alternative options such as converting existing structures had been explored. Council noted that a denial prompts HCAD to provide additional information, after which the matter could be resubmitted with a fresh statutory deadline.

Motion, to adopt the Resolution rejecting the authorizing the Hays Central Appraisal District to purchase land and construct improvements, was made by Mayor Urbanovsky and seconded by Councilmember Bowles. The motion carried unanimously.

APPROVAL OF BOARDS AND COMMISSIONS NOMINATIONS AND APPOINTMENTS OF THE 2026 MEMBERS ON THE CITY'S BOARDS, COMMISSIONS, AND COMMITTEES: CONSTRUCTION BOARD OF APPEALS, LIBRARY COMMISSION, BOND COMMITTEE, AND ZONING BOARD OF ADJUSTMENTS, AND TO APPOINT CHAIRS TO: CONSTRUCTION BOARD OF CONSTRUCTION, ZONING BOARD OF APPEALS, AND MAIN STREET ADVISORY BOARD

City Clerk Alicia Ramirez presented the slate recommended by the Nomination Committee:

Library Commission

Renee Botelho

Main Street Advisory Board

Andres Urrego

Construction Board/Zoning Board of Adjustments

Weldon Schmidt

Bryan Dougay

Bond Committee

Shannon Smith

Councilmember Smith, a member of the Nomination Committee, noted the significant staff effort required and encouraged community members to volunteer for future openings.

Motion, to approve the 2026 board, commission, committee appointments, and chair designations, as presented, was made by Councilmember Smith and seconded by Mayor Pro Tem Ture. The motion carried unanimously.

ACKNOWLEDGEMENT AND ACCEPTANCE OF COUNCILMEMBER MATT SMITH, AT-LARGE POSITION 1, RESIGNATION

City Clerk Alicia Ramirez confirmed receipt of Councilmember Smith's formal letter of resignation. Per the City Clerk, Councilmember Smith will continue to serve until a special election is held in conjunction with the November 3rd general election to fill the unexpired term. City Attorney Bojorquez clarified that the resignation becomes effective upon Council acceptance or after eight days, and that the incumbent is constitutionally required to continue serving until the vacancy is filled. Councilmember Smith expressed gratitude to constituents, colleagues, staff, and volunteers for six years of service. Mayor Pro Tem Ture and Mayor Urbanovsky offered remarks of appreciation.

Motion to acknowledge and accept the resignation of Councilmember Matt Smith, At-Large Position 1, was made by Mayor Urbanovsky and seconded by Mayor Pro Tem Ture. The motion carried unanimously.

RECESS

At 7:46 p.m., Mayor Urbanovsky called for a recess.

RECONVENE

At 7:55 p.m., Council reconvened, and the following business was transacted:

EXECUTIVE SESSION

At 7:55 p.m., Council convened in executive session pursuant to the Texas Government Code Chapter 551: Section 551.071 Consultation with the City Attorney regarding: a) 551.087 (Economic Development) regarding Project Climb Cut and b) Taste Tindol Restaurant Incorporated, LLC.

RECONVENE

At 8:32 p.m., Council reconvened, and the following business was transacted and action was taken on matters discussed in executive session.

ADOPTION OF RESOLUTION #2026-R-35 UPON TWO READINGS PROVIDING FINANCIAL INCENTIVES AND A PERFORMANCE AGREEMENT FOR PROJECT CLIMB CUT NOT TO EXCEED A TOTAL AMOUNT OF FIFTY THOUSAND AND NO/100 DOLLARS (\$50,000.00) IN EXCHANGE FOR ECONOMIC DEVELOPMENT OBLIGATIONS TO THE EDC AND RELATED BUDGET AMENDMENT

BEDC Assistant Director Brian Dyer presented background information.

Motion, to adopt the Resolution providing financial incentives and a performance agreement for Project Climb Cut, not to exceed \$50,000, upon two readings, was made by Mayor Urbanovsky and seconded by Councilmember Davidson. AYE: Urbanovsky, Smith, Davidson, Bowles, Ture, and Goodman. NAY: Horne-Williams. Motion carried 6-1.

ADOPTION OF RESOLUTION #2026-R-36 UPON TWO READINGS TO AUTHORIZE AN AMENDMENT TO THE PERFORMANCE AGREEMENT BETWEEN TASTE TINDOL RESTAURANT INCORPORATED, LLC AND THE BUDA EDC ADJUSTING THE REQUIRED PERFORMANCE OBLIGATIONS OF THE COMPANY AND RELATED BUDGET AMENDMENT NOT TO EXCEED SEVENTY-FIVE THOUSAND AND NO/100 DOLLARS (\$75,000) IN EXCHANGE FOR ECONOMIC DEVELOPMENT OBLIGATIONS TO THE EDC

BEDC Assistant Director Brian Dyer presented background information.

Motion, to adopt the Resolution authorizing an amendment to the performance agreement between Taste Tindol Restaurant Incorporated, LLC and the Buda EDC, not to exceed \$75,000, upon two readings, was made by Mayor Urbanovsky and seconded by Councilmember Davidson.

At the request of Councilmember Horne-Williams, a record vote was taken.

AYE: Urbanovsky, Smith, Davidson, Bowles, Ture, and Goodman. NAY: Horne-Williams. Motion carried 6-1.

CITY MANAGER'S REPORT

- | | |
|---------------------------------|------------------------------------|
| • COVID-19 | • Legislative Update |
| • 2014 & 2021 Bond Program | • Library Projects |
| • Capital Improvement projects | • Parks & Recreation Department |
| • Destination Services Projects | • Planning Department |
| • Developments | • Road Projects |
| • Drainage Projects | • Special Projects |
| • Engineering Department | • Status on Requested Future Items |
| • Finance Department | • Strategic Plan |
| • Grant-related Projects | • Wastewater Projects |
| • Law Enforcement | • Water Projects |

City Manager Micah Grau reported that the second budget workshop is scheduled for Thursday, July 23rd at 3:30 PM in the Multipurpose Room, with department-level detail to be presented. Certified tax appraisals were received and are slightly below the certified estimate, with no dramatic budget impact. Additional reports included: the Garison Park groundbreaking on July 30th at 10:00 AM; Austin Angels ribbon cutting this Saturday at their new facility; reopening of the City Park splash pad the following day; and an update on drought stages, noting Canyon Lake is at 100% capacity following recent rainfall. Staff

continue to monitor Barton Springs Edwards Aquifer Conservation District levels to determine whether drought restrictions can be reduced from Stage 3.

CITY COUNCIL'S BOARD AND COMMITTEE REPORTS

Alliance Regional Water Authority (Urbanovsky)
Buda City Council/Hays CISD Coordination Committee (Bowles, Davidson, & Urbanovsky)
Buda Economic Development Corporation (Smith & Ture)
Capital Area Council of Governments General Assembly (Urbanovsky)
Capital Area Council of Governments Clean Air Coalition (Ture)
Combined Emergency Communication Center (Goodman)
Hays Caldwell Economic Development Partnership
Hays Mental Health Coordinating Commission (Goodman)
TIRZ #1 Dupre Local Government Corporation (Davidson & Urbanovsky)
TIRZ #2 The Colony at Cole Springs/The Reserve (City Council)
TIRZ #3 Persimmon (City Council)
City of Buda Audit Committee (Bowles, Davidson, & Goodman)
City of Buda Board & Commission Nomination Committee (Davidson, Horne-Williams, & Smith)
City of Buda City Park Planning/Programming Ad-Hoc Committee (Smith & Ture)
City of Buda Transportation/Mobility Committee (Goodman, Horne-Williams, & Urbanovsky)
City of Buda Water/Wastewater/Drainage Committee (Davidson, Bowles, & Urbanovsky)

CITY COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

None.

ADJOURNMENT

Motion, to adjourn the meeting, was made by Mayor Urbanovsky and seconded by . Motion carried unanimously.

There being no further business, the meeting was adjourned at p.m.

THE CITY OF BUDA, TEXAS

ATTEST:

Lee Urbanovsky, Mayor

Alicia Ramirez, TRMC DATE
City Clerk

In accordance with Article III, Section 3.10, of the Official Code of the City of Buda, the minutes of this meeting consist of the preceding Minute Record and the Supplemental Minute Record. Details on Council meetings may be obtained from the City Clerk's Office, or audio or video of the entire meeting

may be downloaded from the website. (Portions of the Supplemental Minute Record audio or videotape recording may be distorted due to equipment malfunction or other uncontrollable factors.)

CALL TO ORDER

Mayor Urbanovsky called the special meeting to order at 3:34 p.m.

ROLL CALL

City Clerk Alicia Ramirez certified a quorum with the following Councilmembers present:

Mayor Lee Urbanovsky

Mayor Pro Tem (SMD B) Evan Ture *arrived at the meeting at 3:50 p.m.*

Councilmember, SMD A Greg Bowles *arrived at the meeting at 3:35 p.m.*

Councilmember, SMD C Kimberly Goodman

Councilmember At-Large, Position 1 Matt Smith

Councilmember At-Large, Position 2 Monica Davidson

Councilmember At-Large, Position 3 LaVonia Horne-Williams was absent and excused from the meeting.

PUBLIC COMMENT / PUBLIC TESTIMONY

None

WORKSHOP

PRESENTATION AND OVERVIEW OF THE FISCAL YEAR 2026-2027 DRAFT BUDGET

City Manager Micah Grau introduced the second budget workshop, characterizing the FY 2026-2027 draft budget as a "no frills" spending plan focused on maintaining existing service levels. He noted the budget was approximately 80 percent complete and not yet structurally balanced, with staff having already cut \$3,700,000 from departmental requests submitted in May. The budget presents two proposed new positions — an Assistant Public Works Director focused on utilities and a dedicated Utility Line Locator — funded through a restructuring of existing vacancies. City Manager Grau identified several major budgetary pressures: revenues outpacing expenses, minimal assessed valuation growth, a significant health insurance renewal increase, rising fuel and operational costs, and a \$20,000 increase for animal sheltering services.

Discussion and Recommendation Regarding Funding Allocations for Human Service Grants for the FY 2026-2027 Budget Year

City Clerk Alicia Ramirez presented the Human Services Grant recommendations on behalf of the nomination committee. The committee introduced a scoring matrix of nine questions and established service categories to identify duplication of services within the region. Five new applicants were considered this cycle. The total recommended allocation is \$40,000, distributed as follows: Onion Creek Senior Center — \$9,000; Buda United Methodist Church — \$7,500; Hayes Caldwell Women's Center — \$7,000; Bridgeway — \$3,500; Hayes County Child Protective Board — \$3,500; Southside Community Center — \$3,500; Any Baby Can — \$3,000; Court ASA — \$1,500; Partners and Parenting — \$1,500; Canines Who Care and Community Stay in Collaboration — \$0. Council questioned the service area and

programming model for Southside Community Center and Bridgeway, both of which were explained to serve Buda residents through emergency care and hospice support programs, respectively. Canines Who Care received no funding recommendations, in part because the organization did not attend its scheduled interview. Staff confirmed that applicants receiving no funding would be notified with the committee's feedback. Council directed staff to finalize the allocations in the budget and return with funding agreements for adoption in September or October.

Presentation and Discussion on the Utility Rate Model and the Proposed Water and Wastewater Rates for FY 2026-2027

Grady Reed of HDR Engineering presented the annual utility rate model update. Staff recommended a 6 percent water rate increase (approximately \$4.46 per month for a 7,500-gallon customer) and a 4 percent wastewater rate increase (approximately \$2.74 per month for a 5,000-gallon customer), for a combined average increase of approximately 5 percent or \$7.20 per month. Mr. Reed noted that the growth assumption used in the model was reduced from 5 percent to 3.5 percent annually to better reflect actual connection trends. Existing fund balances in both the water and wastewater funds are being utilized to partially offset the rate increases. Mr. Reed cautioned that larger capital improvement projects anticipated in the 2030–2031 timeframe, along with the likelihood of a future incremental water supply acquisition, will drive continued rate pressure in subsequent years. He noted that Buda's combined residential bill remains competitive relative to neighboring municipalities, many of which are experiencing increases of 15 to 20 percent. Council raised no objections to the proposed rates, and staff was directed to proceed with the 6 percent water and 4 percent wastewater rate increases.

RECESS

At 5:18 p.m., Mayor Urbanovsky called for a recess.

RECONVENE

At 5:31 p.m., Council reconvened, and the following business was transacted:

Presentation and Discussion of the FY 2026-2027 Draft Budget & Council Priorities

City Manager Grau and Finance Director Bianca Redmon presented the draft budget structure, fund summaries, and alignment with council priorities established at the June budget workshop.

Salaries and Benefits: Human Resources Director Matthew Wright presented a market comparison showing that neighboring jurisdictions are proposing modest or no compensation increases. For FY 2026-2027, staff proposed a non-recurring 3 percent incentive payment for non-sworn employees, paid quarterly from fund balance (total cost: \$357,000), and a 3 percent recurring market adjustment for sworn police officers (\$79,000), along with stipend adjustments (\$32,000) and a corporal/detective pay equity adjustment (\$21,000). No base cost-of-living adjustment is proposed for non-sworn employees. The cell phone equipment stipend (\$11,500) is proposed for elimination for this budget cycle.

Health Insurance: Lance Pendley of McGriff Marsh McLennan briefed Council on the state of the health insurance market. The UnitedHealthcare renewal came in at a 43.6 percent increase, driven by

catastrophic large claims, specialty drug costs, hospital contract escalations, GLP-1 utilization, and AI-driven billing efficiencies. An RFP to the broader market yielded no competitive alternatives. Multiple plan design scenarios were presented ranging from an as-is renewal (\$547,000 increase to the city) to various combinations of dependent subsidy reductions and introduction of a High Deductible Health Plan (HDHP) paired with a Health Savings Account (HSA). Following discussion, Council directed staff to develop a plan option that introduces an HDHP as a voluntary alternative while maintaining the existing EPO base plan at zero cost for employee-only coverage (generally consistent with Option 3C) and eliminates the Health Reimbursement Account in favor of HSA seed contributions funded from those savings.

General Fund Summary: Finance Director Redmon reported a projected beginning fund balance of approximately \$10,000,000 for FY 2027, with draft revenues of \$19,700,000 and draft expenditures of approximately \$22,100,000, resulting in a projected ending fund balance of approximately \$7,600,000. The fund is not structurally balanced; recurring revenues fall short of recurring expenditures by approximately \$132,000 after accounting for the proposed non-recurring employee incentive and police pay adjustment. The fund balance exceeds the city's minimum policy requirement of 3.5 months of expenditure (\$6,000,000) by approximately \$1,500,000. Staff noted that while the general fund is drawing down reserves, it remains within policy bounds.

Utility Funds: The water fund projects a beginning working capital of \$3,500,000, revenues of \$7,700,000 (assuming the 6 percent rate increase), and expenditures of \$8,100,000. The wastewater fund projects a beginning fund balance of \$6,900,000, revenues of \$8,400,000, and expenditures of \$9,100,000, with a projected ending fund balance of approximately \$6,100,000. Both funds are drawing down reserves but remain above the minimum 3-month policy requirement. Finance Director Redmon also briefed Council on a planned FY 2026 one-time cash payment of \$208,000 to GBRA for the Regional Raw Water Delivery System (RRWDS) variable frequency drive replacement project, necessitated by Texas Water Utilities' inability to execute the bond financing contract due to state law requirements.

Hotel Occupancy Tax (HOT) Fund: The HOT fund projects an 11 percent decrease in revenue. Two positions remain frozen (Events Coordinator and Marketing Specialist), holding the department at 75 percent staffing. The fund maintains a healthy balance above the 3.5-month policy requirement, with \$583,000 in excess reserves, but is not structurally balanced.

Property Tax and Tax Rate: Finance Director Redmon presented certified taxable values for Tax Year 2026 at approximately \$3,200,000,000. The city's current total tax rate is \$0.3576. The proposed voter approval rate at 8 percent would yield an estimated rate of \$0.3710, generating approximately \$452,000 in additional general fund revenue and \$49,000 in additional debt service revenue. City Manager Grau noted that while the budget holds the debt service (I&S) rate steady using fund balance contributions from the sports complex, the future issuance of the remaining \$38,000,000 in GO bonds from the 2021 bond program is projected to require a 9-cent tax rate increase when issued, likely in FY 2028. Councilmember Ture raised the concept of incrementally increasing the I&S rate in advance to smooth future rate shock, which City Manager Grau confirmed was a viable strategy. Staff was directed to model options for smoothing the anticipated I&S rate increase and present them at the August 13 meeting.

Discussion and Review of the FY 2026-2027 Fee Schedule Proposed Changes

City Clerk Ramirez presented proposed fee schedule changes, including a notary fee proposal. Staff analyzed notary activity and found that even at the maximum allowable charge of \$10.00 per notarization, the program would operate at a net deficit due to testing, insurance, supplies, and employee stipend costs across the city's 14 certified notaries. Council discussed whether the number of certified notaries exceeded organizational needs and directed staff to evaluate the necessity of maintaining 14 notaries and consider whether the incentive stipend structure should be revised. Proposed trash service rate changes under the TDS contract approved in December 2025 were also presented, reflecting reductions in the city's cost per residential and commercial cart, with a 5-year rate lock for residential customers at \$23.03 per month (a \$0.21 increase from current rates). Proposed Development Services rate changes were also presented.

DEPARTMENT PRESENTATIONS AND DISCUSSION REGARDING THE FISCAL YEAR 2026-2027 OPERATING AND CAPITAL BUDGETS

Each department director presented a brief overview of departmental objectives, expenditure changes, staffing levels, and supplemental requests. The following is a summary of key items by department.

City Manager – City Manager Micah Grau

The City Manager's Office budget remains largely consistent with FY 2026. The primary increase in designated services reflects the new \$120,000 federal and state lobbyist contract. The community survey (\$25,000) was removed. The office has five employees with no new positions requested.

City Clerk – Director/City Clerk Alicia Ramirez

The City Clerk's budget reflects the transfer of the STAR Bus program to the Public Works Department. The department operates with two employees (City Clerk and Deputy City Clerk). A records management position was requested but not funded. General election costs remain at \$17,000.

Human Resources – Director Matthew Wright

Human Resources Director Wright presented the department's objectives, noting the department consists of three employees. He indicated an upward revision in the projected employee turnover rate goal to 20 percent for FY 2027, citing market sentiment that municipalities may experience increased turnover due to wage stagnation and rising insurance costs. Two new position requests were submitted but not funded. Key initiatives include restructuring the Parks and Public Works pay plan to incorporate salary ranges and implementing a comprehensive safety manual effective October 1.

Finance, Non-Department, Municipal Court – Director Bianca Redmon

Finance Director Redmon noted the department's focus on enhancing fraud prevention controls, expanding the water conservation rebate program, and strengthening wastewater account collections. The annual audit cost of \$85,000 represents the majority of designated services. The department has 11 positions, with requests for a budget financial analyst and accounting specialist not funded. Non-Departmental expenditures include \$445,000 for general liability insurance, \$375,000 for legal fees and

litigation (reflecting a decrease as certain cases are concluding), and \$20,000 for grant management services. Municipal Court reported an increase in margins and plans for community engagement initiatives funded through the court's dedicated technology and security fund.

Information Technology – IT Manager Cameron Determeyer

IT Manager Cameron Determeyer reported that the department was impacted by significant vendor price increases — including a reported 200 percent increase on some HP products — which drove unexpected cost escalations in the Dell hardware lease. The department's primary public-facing objective for FY 2027 is to complete the wireless infrastructure project at Buda Championship Park. The department has three staff members with no new positions or supplemental requests.

Capital Projects – Capital Projects Manager Austin Messerli

Capital Projects Manager Austin Messerli presented the FY 2027 CIP highlights. Key utility projects include W-11 (water line, \$900,000), WW-30 (water line along Old Black Colony Road to the Colony elevated storage tank, \$822,000), and WW-32 (wastewater, cost updated at 30 percent design stage). The reuse expansion project (RW-03) focuses on a west side analysis study. Mobility projects include the Cabela's Drive sidewalk connection (funded through sidewalk in-lieu funds), the FM 967 sidewalk (bid opened the day of the meeting with construction award anticipated in August), and the Bradfield Trail connection to Sipley (proposed to replace the previously unfunded West Go Forth connection). Project Area 1B remains in the CIP as a priority but is not funded pending identification of an external funding source. The Public Works and Parks facility expansion includes an owner's representative to supplement staff capacity. Downtown parking improvements at the Baptist Church/Houston Street lot are under negotiation. A convention center feasibility assessment is also proposed. City Manager Grau clarified that the remaining \$38,000,000 in GO bond issuance is not proposed for this fiscal year and will not impact the FY 2027 tax rate.

Library – Director Melinda Hodges

Library Director Melinda Hodges reported sustained growth in library usage, describing the summer season as particularly active. The library holds steady at 10 staff members. Expenditures remain predominantly salary and benefits. Supplemental requests include new bookshelves for the Young Adult area, a strategic long-range planning process (conducted substantially in-house), a Niche Academy learning management platform (funded through donations), a 3D printer replacement (funded through donations), and a staff in-service day to support the long-range planning effort. Councilmember Ture commended the library for undertaking the strategic plan process largely in-house as a cost-effective approach.

Community Relations & Destination Services – Director Lysa Gonzales

Community Relations & Destination Services Director Lysa Gonzales presented the department's budget, noting that the Events Coordinator and Marketing Specialist positions remain frozen. The designated services budget decreases due to the completion of the Stagecoach House repairs and reductions to

several events. Supplemental requests include Buda Championship Park tournament recruitment marketing, Buda Amphitheater event recruitment marketing, and reinstatement of the Holiday Sip and Stroll (net cost to the city of approximately \$5,000 after revenues). Event cost reductions were identified across Buda Fest (\$31,000), Buda's Birthday (\$30,000), and each Sip and Stroll (\$2,600), achieved through modified parade routing, reduced staffing requirements, substituting the STAR Bus for pedicabs, reducing light tower and generator rentals through permanent park lighting, and scaling back the snow activity to one day. No capital outlay art projects are proposed for FY 2027.

Development Services – Director/City Engineer Angela Kennedy

Development Services Director/City Engineer Angela Kennedy reported that the department is projecting a decline in development intake as existing projects approach build-out. The departmental budget was reduced 5.9 percent, primarily in designated services through reductions to third-party and on-call review contracts. The department has 18 employees. Supplemental vehicle requests were approved for the construction inspector (added in FY 2026) and a second pool vehicle. Councilmember Ture commended the department's continued improvement in permit review turnaround times.

Public Works (Street, Fleet, Transit, W/WW) – Assistant Director Scott Smith

Assistant Public Works Director Scott Smith, represented in the meeting by Facilities and Streets staff, presented six Public Works divisions.

Streets: Staff noted improvement in pavement condition index (PCI) scores, crediting recent council investment in equipment and personnel. In-house asphalt repair capacity is being increased by 10–12 percent. The department is scaling back the HA-5 rejuvenator application pending further evaluation of its effectiveness. A replacement pickup truck and a xeriscaping project on Main Street in front of HEB are proposed. Additional positions to form a dedicated concrete crew were requested but not funded.

Fleet: The Fleet division budget is largely unchanged. No new staffing or supplemental requests were made. The division is working to bring a work order management system online.

Stormwater: Separated from Streets as a standalone department in FY 2027. The division expects delivery of a street sweeper in August and will implement a published sweeping schedule. Supplemental requests include a replacement pickup, two zero-turn mowers, and a John Deere Gator for drainage channel and pond maintenance.

Transit (STAR Bus): Transitioned from the City Clerk's Office to Public Works. Ridership is projected at 1,950 in FY 2026 and targeted at 2,000 in FY 2027. The program operates with two part-time drivers. Staff advised that a grant modification for a replacement bus was submitted and would require Council approval before purchase.

Water: Key objectives include completing the Colony Elevated Storage Tank, FM 2770 waterline, and Nighthawk water service projects. Supplemental requests include a compact mini excavator with trailer, a guillotine pipe saw package for safer waterline repairs, and the water supply study. The line locator position is shared with the wastewater division.

Wastewater: Lift station repair and maintenance increased 272 percent to address aging infrastructure. Supplemental requests include a dedicated utility line locator with vehicle (\$121,000), a lift station bypass pump and trailer, confined space safety equipment and respirators, two microbial dosing units for odor control at major lift stations, and smoke testing equipment for identifying inflow and infiltration defects.

Facilities – Facilities Manager Augie Cancino

Facilities Manager Augie Cancino reported that the department consists of one employee. A Facilities Coordinator position was requested but not funded. Key objectives include completing a design contract for Stagecoach House and conducting an environmental study for 100 Houston Street in advance of a planned demolition. Supplemental requests include funding for the 100 Houston Street demolition and exterior siding repairs and sealing at the IMAX building.

Police & Animal Control Department – Chief Bo Kidd

Police Chief Bo Kidd presented the Police Department budget. The department operates with 30 personnel (26 sworn, 4 civilian). Seven new positions were requested based on a Matrix Consulting Group staffing analysis but were not funded. Salaries and benefits are increasing due to health insurance and officer pay adjustments; all other budget categories decreased. Approved supplemental items include one handheld radar unit, three BolaWrap devices with cartridges, and two 40-millimeter launchers. Chief Kidd noted that the volume of public information requests has increased substantially and places significant strain on the department's records clerk. Regarding animal control, the budget includes a one-time \$670,000 contribution toward construction of the new regional animal shelter in Kyle, per the city's interlocal agreement. Chief Kidd acknowledged that San Marcos has been increasing its sheltering fees annually. City Manager Grau confirmed this payment will be made from fund balance as a non-recurring expense and will not be disbursed until construction plans are confirmed to be proceeding. Council expressed concern about the magnitude of the one-time payment and directed staff to provide continued transparency around the volume of animal interactions relative to costs.

Parks & Recreation – Director Tony Host

Parks & Recreation Director Tony Host presented the department's budget, noting that four parks maintenance personnel are being reassigned to support Buda Championship Park operations, reducing the general parks maintenance team to eight technicians. Capital outlay includes playground replacements at Green Meadows and Colony parks (\$170,000), two truck replacements (\$117,000), a mini skid steer for in-house irrigation repairs, a diesel generator to reduce equipment rentals, and a mower replacement. The department presented cost reductions across several events, including cuts to Red Light in Buda, Buda Holiday Lights, and Buda Halloween. Concert production costs are being standardized. Generator and light tower expenses are decreasing as permanent lighting is installed in City Park Phase 2. Director Host acknowledged the challenge of staffing Championship Park on tournament weekends and outlined a framework for using on-call staff, seasonal workers, and contractual obligations to tournament organizers. Council expressed concern about maintaining general parks service levels with the reduced maintenance team.

DISCUSSION, COMMENTS, AND FEEDBACK FROM CITY COUNCIL REGARDING THE FISCAL YEAR 2026-2027 DRAFT BUDGET

City Manager Grau summarized the key decisions needed from Council and opened the floor for feedback. Council members provided the following direction:

- **Utility Rates:** All Council members indicated support for the proposed 6 percent water and 4 percent wastewater rate increases. No further direction was needed.
- **Tax Rate:** Council consensus supported moving forward with the voter approval rate of approximately \$0.3710 (8 percent). Councilmember Ture and Councilmember Bowles expressed interest in exploring a modest increase to the I&S portion of the rate in the current year to smooth the anticipated larger rate adjustment when the remaining \$38,000,000 in GO bonds are issued in FY 2028. City Manager Grau was directed to model options for Council review at the August 13 meeting.
- **Health Insurance:** Council confirmed the direction previously discussed — to introduce an HDHP option for employees while retaining the base EPO plan at zero cost for employee-only coverage, with HSA seed funding drawn from the elimination of the existing Health Reimbursement Account.
- **Potential Budget Cuts:** Council broadly supported the following reductions: elimination or sponsorship of the Buda's Birthday drone show; reduction of summer concerts from four to two; reduction of the summer musical (attendance has been low); and elimination of the City Manager's conference membership (already removed). There was general support for maintaining the holiday downtown lighting and decor, the Sip and Stroll events, Buda Fest with modified scope, and the Legislative Day. Council agreed to eliminate the directors' team retreat. Council members expressed a preference for scaling back rather than eliminating events where possible. Councilmember Crabtree suggested cutting the railcar festival, basketball goal replacements, and stagecoach split-rail fence from the budget. Councilmember Smith expressed a desire to restore Buda University (staff morale event) if at all possible. Council discussed the need to close the remaining \$132,000 structural deficit in the general fund and directed staff to incorporate the feedback received into the August 13 proposed budget submission.
- **Staffing:** Multiple Council members expressed concern about the adequacy of parks staffing levels, particularly with four employees shifting to Championship Park operations. The police staffing deficit was also acknowledged but could not be addressed in the current budget year.

City Manager Grau outlined the remaining budget timeline: the proposed budget will be posted online by August 7, formally presented to Council on August 13 (with a vote to set the maximum tax rate), public hearings are scheduled for August 19, and the final budget and tax rate adoption is planned for September 1 and 15.

ADJOURNMENT

Motion, to adjourn the meeting, was made by Mayor Urbanovsky and seconded by Mayor Pro Tem Ture. Motion carried unanimously.

There being no further business, the meeting was adjourned at 9:00 p.m.

THE CITY OF BUDA, TEXAS

Lee Urbanovsky, Mayor

ATTEST:

Alicia Ramirez, TRMC DATE
City Clerk

In accordance with Article III, Section 3.10, of the Official Code of the City of Buda, the minutes of this meeting consist of the preceding Minute Record and the Supplemental Minute Record. Details on Council meetings may be obtained from the City Clerk's Office, or audio or video of the entire meeting may be downloaded from the website. (Portions of the Supplemental Minute Record audio or videotape recording may be distorted due to equipment malfunction or other uncontrollable factors.)

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Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Matthew Wright
Agenda Item ID / Number: 2026-628- / G.2

ITEM TITLE: Approval of the rejection of all proposals received in response to RFP 26-170 for fully insured and level-funded medical insurance coverage (UnitedHealthcare and Garner Health), and authorization for the City Manager to continue negotiations with the incumbent medical insurance carrier for employee medical benefits. (Human Resources Director Matthew Wright)

1. EXECUTIVE SUMMARY

The City issued RFP 26-170 seeking proposals for fully insured and level-funded medical insurance coverage as part of its annual evaluation of employee health benefits. Following a comprehensive review of the proposals received, staff determined that none of the submitted bids provided a solution that was more advantageous than the City's current medical insurance program when considering overall cost, benefits, network access, administrative services, and financial risk.

The employee health insurance market continues to experience significant cost pressures, resulting in limited competitive pricing and higher renewal rates across the industry. After evaluating the available options, staff determined that remaining with the incumbent carrier represents the best overall value for the City and its employees.

2. BACKGROUND/HISTORY

The City issued Request for Proposals (RFP) No. 26-170 seeking proposals for fully insured and level-funded employee medical insurance coverage effective October 1, 2026. The purpose of the solicitation was to evaluate the marketplace and determine whether alternative carriers or funding arrangements could provide comparable employee benefits at a lower overall cost to the City.

Two proposals were received in response to the RFP:

- **UnitedHealthcare** submitted a renewal proposal for the City's existing medical plans. The proposal reflected an approximate **45.1% premium increase** over the current plan year for comparable plan designs.
- **Garner Health** submitted a proposal utilizing high-deductible health plans coupled with Garner's provider navigation and health reimbursement arrangement (HRA) model. Garner projected long-term savings through changes in plan design, employee utilization, and incentive-based care management.

Following receipt of the proposals, staff worked to evaluate each option based on cost, employee impact, provider access, plan design, administrative complexity, and long-term financial sustainability.

3. ANALYSIS

Staff conducted a comprehensive review of both proposals.

The UnitedHealthcare renewal maintained the City's existing network and benefit structure but included a significant premium increase that reflected current market conditions.

Garner Health proposed an alternative delivery model that relied on substantially higher deductibles, employee participation in Garner's provider navigation program, and health reimbursement arrangements funded by the employer. While Garner illustrated potential long-term savings, those savings were dependent upon employee utilization assumptions, modified benefit designs, and implementation of a new administrative model.

After evaluating both proposals, staff determined that neither proposal represented a more advantageous solution than continuing negotiations with the incumbent carrier. Remaining with the incumbent provides continuity of care for employees and dependents while allowing the City to continue implementing the benefit strategy previously discussed with Council, including revised plan offerings and employer contribution strategies.

4. FINANCIAL IMPACT

Two proposals were received:

- **UnitedHealthcare Renewal**
 - Approximately **45.1% renewal increase** for comparable plan designs.
- **Garner Health**
 - Proposed alternative plan structures designed to reduce long-term healthcare costs through higher deductible plans paired with employer-funded HRAs and provider navigation services.
 - Illustrative projections estimated first-year savings under certain utilization assumptions; however, actual savings would depend upon employee participation, plan migration, and claims experience.

Staff's recommendation to reject the proposals allows the City to continue with the incumbent medical carrier under the renewal strategy previously presented to Council.

5. STRATEGIC PLAN/GOALS

EXCEPTIONAL CITY SERVICES

6. STRATEGIC PLAN OBJECTIVES

2D

7. PROS AND CONS

Pros

- Ensures uninterrupted medical coverage for employees and dependents.
- Maintains provider continuity and minimizes employee disruption.
- Avoids implementing a significantly different benefit model with uncertain employee adoption.
- Supports the benefit strategy previously reviewed by Council.

Cons

- Medical insurance costs continue to increase due to market conditions.
- Rejecting the proposals limits consideration of alternative funding models this plan year.

8. ALTERNATIVES

1. Award the contract to UnitedHealthcare based on the renewal proposal.

2. Award the contract to Garner Health and implement a redesigned medical benefit structure.
3. Reject all proposals and continue medical coverage with the incumbent carrier through negotiated renewal terms.

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Staff recommends rejecting all proposals received in response to RFP No. 26-170 and authorizing the City Manager to continue negotiations with the incumbent medical insurance carrier for employee medical coverage effective October 1, 2026. Staff has determined this approach provides the best overall value by balancing cost, employee benefits, provider access, and operational continuity.

Attachments:

[City of Buda FY27 Benefit Changes.pdf](#)
[City_of_Buda_RFP_26-170_Bid_Tab.pdf](#)

City of Buda
October 1, 2026
Medical Analysis

Current					Option 1- HDHP Base / EPO Buy Up		
Benefits					UHC ETLN MOD In-Network Only	UHC EUF9 In-Network Only	UHC EUF7 In-Network Only
Coinsurance					100%	80%	80%
Individual Deductible					\$5,000	\$3,000	\$1,000
Family Deductible					\$10,000	\$6,000	\$2,000
Individual Coinsurance Maximum					\$5,000	\$7,150	\$7,150
Family Coinsurance Maximum					\$10,000	\$14,300	\$14,300
Ded. Applies to OOP					Yes	Yes	Yes
Lifetime Maximum					Unlimited	Unlimited	Unlimited
Physician Office Copay					100% after ded.	\$10 copay (\$0 under age 19)	\$10 copay (\$0 under 19)
Specialist Office Copay					100% after ded.	\$40/\$80 copay	\$40/\$80 copay
Urgent Care Copay					100% after ded.	\$25 copay	\$25 copay
Emergency Room Copay					100% after ded.	80% after ded \$300 copay	80% after ded. & \$300 copay
Lab / X-Ray / Diagnostic					100% after ded.	\$40 copay per service	\$40 copay per service
Hospital Inpatient Outpatient					100% after ded.	80% after ded.	80% after ded.
					100% after ded.	80% after ded.	80% after ded.
Mental Illness / Substance Abuse Inpatient Outpatient					100% after ded.	80% after ded.	80% after ded.
					100% after ded.	\$30 copay	\$30 copay
Prescription Drugs Retail - (30 day supply) Preferred Generic Generic Preferred Brand Brand Name Non-Formulary Mail Order - (90 day supply) Generic Brand Name Non-Formulary					AFTER DED.		
					100% after ded.	Tier 1: \$15	Tier 1: \$15
					100% after ded.	Tier 2: \$35	Tier 2: \$35
					100% after ded.	Tier 3: \$60	Tier 3: \$60
					2.5x Retail	2.5x Retail	2.5x Retail
Rates HDHP Base Buy Up							
Employee Only 47 41 6					\$567.02	\$628.09	\$901.73
Employee + Spouse 5 5 1					\$1,247.44	\$1,381.80	\$1,983.81
Employee + Child 5 4 1					\$1,048.98	\$1,161.96	\$1,668.19
Employee + Family 13 12 1					\$1,814.46	\$2,009.89	\$2,885.54
Monthly Total 70 62 9					\$111,362.54	\$14,760.11	\$11,947.92
Annual Total					\$1,336,350.48	\$177,121.32	\$143,375.04
Total Premium					\$1,513,471.80		
% Over Current					-	-	-
\$ Over Current					-	-	-
Combined \$ Difference over Current					\$515,700.48		
Combined % Difference over Current					34.1%		
Notes:					Assumes 50% migration into HDHP plan		
Disclaimer: The rates and benefits shown in this proposal are for an illustrative comparison only. Please refer to the carrier's certificate of coverage or policy for a complete description of benefits, exclusions, and limitations. In the event of a discrepancy, the carrier's contract will always govern. Rates shown are not final until final underwriting is approved by the carrier.							

City of Buda

Assumes UHC Triple Option - Add HDHP / Current Base & Buy Up

Option 3D Council Option - Higher Subsidy on Dependent Tiers - Base EPO has \$0 EE Only

Current 2025-2026 Rates

Proposed 2026-2027 Rates

Base EPO	EE's	Total Rates	Employer Contribution \$	Employee Contribution \$	ER%
EE	85	\$567.02	\$567.02	\$0.00	100.00%
ES	9	\$1,247.44	\$898.16	\$349.28	72.00%
EC	8	\$1,048.98	\$755.27	\$293.71	72.00%
EF	24	\$1,814.46	\$1,306.41	\$508.05	72.00%
Monthly	126	\$111,363	\$93,676	\$17,686	
Annual		\$1,336,350.48	\$1,124,113.26	\$212,237.22	

Buy-Up EPO	EE's	Total Rates	Employer Contribution \$	Employee Contribution \$	ER%
EE	9	\$628.09	\$567.04	\$61.05	90.28%
ES	2	\$1,381.80	\$898.17	\$483.63	65.00%
EC	2	\$1,161.96	\$755.27	\$406.69	65.00%
EF	2	\$2,009.89	\$1,306.43	\$703.46	65.00%
Monthly	15	\$14,760	\$11,023	\$3,737	
Annual		\$177,121.32	\$132,277.22	\$44,844.10	

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Monthly	\$126,123	\$104,699	\$21,423
Annual	\$1,513,472	\$1,256,390	\$257,081
TOTAL City Cost		\$1,256,390	

Percentage 83% 17%

HDHP	EE's	Total Rates	Employer Contribution \$	Employee Contribution \$	Semi Monthly	ER%	\$ Increase to ER	\$ Increase to EE
EE	0	\$712.32	\$712.32	\$0.00	\$0.00	100.00%	\$145.30	\$0.00
ES	0	\$1,567.10	\$1,253.68	\$313.42	\$156.71	80.00%	\$355.52	-\$35.86
EC	0	\$1,317.78	\$1,054.22	\$263.56	\$131.78	80.00%	\$298.96	-\$30.16
EF	0	\$2,279.42	\$1,823.54	\$455.88	\$227.94	80.00%	\$517.12	-\$52.16
Monthly	0	\$0	\$0	\$0			\$0	\$0
Annual		\$0.00	\$0	\$0			\$0	\$0.00

Base EPO	EE's	Total Rates	Employer Contribution \$	Employee Contribution \$	Semi Monthly	ER%	\$ Increase to ER	\$ Increase to EE
EE	85	\$814.05	\$814.05	\$0.00	\$0.00	100.00%	\$247.03	\$0.00
ES	9	\$1,790.90	\$1,253.68	\$537.22	\$268.61	70.00%	\$355.52	\$187.94
EC	8	\$1,505.98	\$1,054.22	\$451.76	\$225.88	70.00%	\$298.96	\$158.04
EF	24	\$2,604.95	\$1,823.54	\$781.41	\$390.71	70.00%	\$517.12	\$273.37
Monthly	126	\$159,879	\$132,676	\$27,203			\$39,000	\$9,517
Annual		\$1,918,547.88	\$1,592,112	\$326,436			\$467,999	\$114,198.35

Buy-Up EPO	EE's	Total Rates	Employer Contribution \$	Employee Contribution \$	Semi Monthly	ER%	\$ Increase to ER	\$ Increase to EE
EE	9	\$901.73	\$712.32	\$189.41	\$94.71	78.99%	\$145.28	\$128.36
ES	2	\$1,983.81	\$1,253.68	\$730.13	\$365.07	63.20%	\$355.51	\$246.50
EC	2	\$1,668.19	\$1,054.22	\$613.97	\$306.98	63.20%	\$298.95	\$207.28
EF	2	\$2,885.54	\$1,823.54	\$1,062.00	\$531.00	63.20%	\$517.11	\$358.54
Monthly	15	\$21,191	\$14,674	\$6,517			\$3,651	\$2,780
Annual		\$254,287.80	\$176,085	\$78,203			\$43,808	\$33,358.58

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Monthly	\$181,070	\$147,350	\$33,720
Annual	\$2,172,836	\$1,768,197	\$404,638
TOTAL City Cost		\$1,768,197	

+/- from Current	\$659,364	\$511,807	\$147,557
% +/- from Current	43.6%	40.7%	57.4%
Percentage		81%	19%

HSA EE: \$600 Annual
HSA Fam: \$1,000 Annual

City of Buda

Dental Contributions Option 2

2025-2026 UHC Current

Current	EE's	Current Rates	Employer Contribution	Employee Monthly Contribution	Semi-Monthly Contribution	ER%
EE	82	\$43.09	\$43.09	\$0.00	\$0.00	100.00%
ES	13	\$89.33	\$43.09	\$46.24	\$23.12	48.24%
EC	21	\$82.37	\$43.09	\$39.28	\$19.64	52.31%
EF	31	\$135.92	\$43.09	\$92.83	\$46.42	31.70%
Mo. Cost	147	\$10,638	\$6,334	\$4,304		
Ann. Cost		\$127,656	\$76,011	\$51,645		

ER/EE Percentage

59.5%

40.5%

2026-2027 UHC Proposed

	EE's	Renewal Rates	Employer Contribution	Employee Monthly Contribution	Semi-Monthly Contribution	ER%	\$ Increase to EE
EE	82	\$47.22	\$47.22	\$0.00	\$0.00	100.00%	\$0.00
ES	13	\$97.89	\$47.22	\$50.67	\$25.34	48.24%	\$4.43
EC	21	\$90.26	\$47.22	\$43.04	\$21.52	52.32%	\$3.76
EF	31	\$148.95	\$47.22	\$101.73	\$50.87	31.70%	\$8.90
Mo. Cost	147	\$11,658	\$6,941	\$4,716			\$412
Ann. Cost		\$139,890.24	\$83,296.08	\$56,594.16			\$4,949

+/- from Current

\$12,235

\$7,285

\$4,949

% +/- from Current

9.58%

9.58%

9.58%

ER/EE Percentage

59.5%

40.5%

City of Buda RFP 26-170 Bid Tabulation				
RFP 26-170				
Medical Insurance Coverage				
Recommended Action: Reject all proposals received and continue with incumbent carrier				
Vendor	Proposal Type	Summary of Proposal	Staff Evaluation	Recommendation
UnitedHealthcare	Fully Insured Renewal	Renewal of existing medical plans; approximately 45.1% premium increase for comparable plan designs.	Maintains existing network and benefits but significant premium increase; not determined to be the best overall value.	Reject
Garner Health	Alternative Medical Benefit Solution	High-deductible health plan(s) with Garner HRA and provider navigation model intended to reduce long-term costs through plan redesign and employee engagement.	Requires significant changes to plan design and employee participation; savings dependent on utilization assumptions; not recommended.	Reject
Notes:	Two proposals were received in response to RFP 26-170. After review with the City's benefits consultant, staff recommends rejecting both proposals and continuing negotiations with the incumbent carrier.			



Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Micah Grau
Agenda Item ID / Number: 2026-488- / H.1

ITEM TITLE: Workshop related to the development of the City of Buda's state legislative needs (City Manager Micah Grau and representatives from Blackridge)

1. EXECUTIVE SUMMARY

Blackridge, as part of the contract with The Normandy Group, will engage in conversation with City Council to discuss federal issues and to seek feedback from the City Council on federal policy and funding priorities.

2. BACKGROUND/HISTORY

The City of Buda recently contracted with The Normandy Group and Blackridge to provide federal and state legislative advocacy. Representatives from Blackridge will discuss state legislative issues and seek feedback from the City Council on policy priorities.

Prior to each legislative session, the City Council adopts a legislative agenda to provide direction on legislative issues. City staff uses this agenda to monitor and testify on various bills filed throughout the session. Here is a link to the [City of Buda 2025-26 Legislative Agenda](#).

3. ANALYSIS

Not applicable.

4. FINANCIAL IMPACT

Not applicable.

5. STRATEGIC PLAN/GOALS

EXCEPTIONAL CITY SERVICES

6. STRATEGIC PLAN OBJECTIVES

Leverage City resources through partnerships, grants and other outside funding sources

7. PROS AND CONS

Not applicable.

8. ALTERNATIVES

Not applicable.

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Staff seeks Council's feedback on the legislative policies and priorities.

Attachments:

[DRAFT COB Legislative Program.docx](#)

General Statement of Municipal Preservation

The City of Buda will oppose any legislation that seeks to erode municipal authority; is viewed as detrimental to the City's strategic goals; that limits the City's ability to protect the health, safety, and welfare of its public; that mandates increased costs or loss of revenues; or that would diminish the fundamental purpose of the City.

Priority Legislative Agenda

1. Preserve local budgeting authority and revenue sources.
 - Oppose legislation that would restrict the City's ability to set its own budget or responsibly raise the necessary revenue to provide services to residents and businesses.
2. Preserve local authority related to land use, planning and zoning, and extraterritorial jurisdiction.
 - Support legislation that would give counties greater land use regulatory authority.
 - Oppose legislation that would further erode the City's regulatory authority related to land use, planning and zoning, and extraterritorial jurisdiction.
3. Seek introduction and passage of legislation that would allow the transfer of historic permits related to municipal drinking water supply.

General Policy Statements

- Support legislation that would restore home-rule authority and local control that was eroded in HB 2127, the Texas Regulatory Consistency Act, and SB 2038 from the 88th legislative session.
- Oppose legislation that would enact bond funding limitations and/or restrict a City's ability to raise funds through the sale of General Obligation bonds and Certificates of Obligation.
- Oppose legislation that would create unfunded mandates.
- Oppose legislation that would erode the City's authority to create and set impact fees.
- Support legislation that would streamline Texas Tax Code Chapter 351 and/or extend allowable uses of Municipal Hotel-Occupancy Taxes; oppose legislation that would erode or eliminate Municipal Hotel-Occupancy Taxes.
- Support legislation that allows the transfer of historic permits related to municipal drinking water supply.
- Oppose legislation that would eliminate or curtail municipal economic development authority and tools; support legislation that enhances municipal economic development authority.
- Support legislation that is beneficial to the City's partner agencies, including Buda Economic Development Corporation, Hays County, and Hays Consolidated Independent School District, provided such measures are not detrimental to the City; oppose legislation that is detrimental to the City's partner agencies.

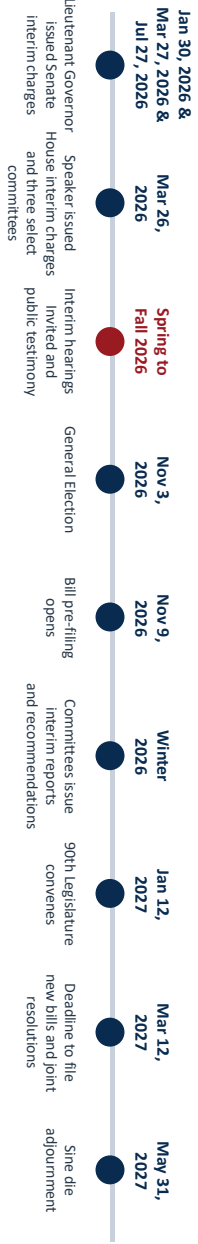
CITY OF BUDA

State Presentation to City Council

Presented by Blackridge

August 4, 2026

The Road to the 90th Legislature



Where we are today: House and Senate interim charges are issued and hearings are underway.

Budget Situation

Texas fiscal outlook going into the 90th Legislature; 2026–27 figures as enacted by the 89th Legislature.



Don Huffines on becoming the Texas Comptroller:

"I'm going to be doing a lot of shifting with my team," said Huffines. "I have over 600 auditors down there, and we're going to be increasing that staff. I'm shifting a lot of my auditors over to auditing government from auditing businesses currently for revenue."

Key Issues and Committees of Jurisdiction

Issue	Texas Senate	Texas House
Water	Water, Agriculture & Rural Affairs (Chair Charles Perry) Natural Resources (Chair Kevin Sparts)	Natural Resources (Chair Cody Harris) Land & Resource Management (Chair Gary Gates)
Housing, Lot Size, and Zoning	Local Government (Chair Paul Bettencourt)	Land & Resource Management (Chair Gary Gates)
Energy and Large Loads	Business & Commerce (Chair Charles Schwerthner) Finance (Chair Joan Huffman) Water, Agriculture & Rural Affairs (Chair Charles Perry) Natural Resources (Chair Kevin Sparts)	State Affairs (Chair Ken King) Natural Resources (Chair Cody Harris)
Local Government Finance	Local Government (Chair Paul Bettencourt) Economic Development (Chair Angela Paxton)	Land & Resource Management (Chair Gary Gates) Ways & Means (Chair Morgan Meyer) Select Committee on Governmental Oversight (Chair Cody Vast)
Transportation	Transportation (Chair Tan Parker) Finance (Chair Joan Huffman)	Transportation (Chair Tom Cradick)

Legislative Activity

Committees are monitoring implementation of legislation from the 89th Legislature and studying issues to pursue in the 90th Legislature.

● Housing, Lot Size and Zoning • SB 15 (89R): size and density requirements for residential lots • SB 840 (89R): municipal regulation of mixed-use and multifamily conversion of commercial buildings • HB 24 (89R): procedures for zoning changes • SB 1567 (89R): home-rule authority over occupancy of dwelling units • SB 2038 (89R): extraterritorial jurisdiction release • <i>Upcoming Interim Hearings</i> • Senate Local Government: September 1, 2026	● Water • SB 7 (89R): water infrastructure oversight and financing • HB 7 (89R): dedicated revenue to the Texas Water Fund • HB 2078 (89R): joint planning of desired future conditions • GCD authority over large-scale production • <i>Upcoming Interim Hearings</i> • Senate Natural Resources: August 11, 2026 • House Natural Resources: August 24, 2026 • Senate Water, Agriculture and Rural Affairs: September 1, 2026 • Senate Natural Resources: September 21, 2026	● Energy and Large Loads • SB 6 (89R): planning, interconnection, operation and cost allocation for large electric loads • ERCOT Large Load Batch Study Process • Data center sales tax exemption • <i>Upcoming Interim Hearings</i> • Senate Natural Resources: August 11, 2026 • House Natural Resources: August 24, 2026 • Senate Water, Agriculture and Rural Affairs: September 1, 2026 • Senate Finance: September 2, 2026 • Senate Natural Resources: September 21, 2026 • Senate Business & Commerce: September 30, 2026
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● Local Government Finance • Local fees: impact, utility connection, permit and inspection, drainage and stormwater • Local spending, debt and certificates of obligation • Texas Regulatory Consistency Act review ("Death Star") • <i>Upcoming Interim Hearings</i> • Senate Local Government: September 1, 2026 • Senate Economic Development: September 3, 2026	● Transportation • SB 1555 (89R): grant program for railroad grade separation projects • Texas Department of Transportation Funding • <i>Upcoming Interim Hearings</i> • Senate Transportation: August 25, 2026 • House S/C on Transportation Funding: September 2, 2026 • Senate Finance: September 2, 2026
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The state lobby team will notify the City of Buda on hearings of interest as they are scheduled.

City of Buda | Blackridge | August 4, 2026

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Proposed Legislative Agenda for Feedback

Developed by the City of Buda in consultation with departmental leadership and the state lobby team.

General Statement of Municipal Preservation

The City of Buda will oppose any legislation that seeks to erode municipal authority, is viewed as detrimental to the City's strategic goals; that limits the City's ability to protect the health, safety, and welfare of its public; that mandates increased costs or loss of revenues; or that would diminish the fundamental purpose of the City.

Priority Legislative Agenda

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- Oppose legislation that would erode the City's authority to create and set impact fees.
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- Support legislation that allows the transfer of historic permits related to municipal drinking water supply.
- Oppose legislation that would eliminate or curtail municipal economic development authority and tools; support legislation that enhances municipal economic development authority.
- Support legislation that is beneficial to the City's partner agencies, including Buda Economic Development Corporation, Hays County, and Hays Consolidated Independent School District, provided such measures are not detrimental to the City; oppose legislation that is detrimental to the City's partner agencies.

City of Buda | Blackridge | August 4, 2026

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Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Lindsey Baker
Agenda Item ID / Number: 2026-622- / I.1

ITEM TITLE: Presentation of the 2026 Community Survey results (Assistant City Manager Lindsey Baker and Jason Neumeyer, Polco Director of Survey Research)

1. EXECUTIVE SUMMARY

The City of Buda contracted with Polco and the National Research Center to conduct the National Community Survey from March 20, 2026 - May 1, 2026. In addition to measuring sentiments of Buda residents, the survey results provide national benchmark comparisons to more than 400 communities, as well as a smaller cohort of communities that align more closely to the demographics in Buda. The cohort included other West South Central communities under 50,000 residents. Overall, the facets of livability measured, rated either similar or higher in the benchmark comparisons. 88% of respondents rated the quality of life in Buda as excellent or good and 91% rated Buda as a place to live as excellent or good.

2. BACKGROUND/HISTORY

3,000 randomly selected households received invitations to participate in the survey, either online or using a hard copy questionnaire with a postage-paid return envelope. The survey and all mailings were available in English and Spanish. 319 households completed the survey, providing an overall response rate of 11% and a 95% level of confidence or 5.5% margin of error. The open-participation survey was open to all city residents and became available on April 17th, 2026. The survey remained open for two weeks and 156 responses were received. The data presented in the NCS Survey Results and the NCS Supplemental Benchmark Results exclude the open participation survey data, but the online survey results are attached separately for review.

3. ANALYSIS

On page 6 of the NCS Survey Results document, Key Findings are summarized:

Community Strengths

Over 8 in 10 Buda residents positively evaluated many quality-of life measures in the City, including:

- Buda as a place to live (91% excellent or good)
- Buda as a place to raise children (90%)
- Your neighborhood as a place to live (88%)
- Overall quality of life (88%)
- Overall image or reputation (87%)

Many items related to Buda's local governance received marks that were higher than national or custom comparison communities, including:

- Treating residents with respect (83% excellent or good)
- Treating all residents fairly (79%)
- Being honest (75%)
- Generally acting in the best interest of the community (69%)

- Being open and transparent to the public (69%)
- The job Buda government does at welcoming resident involvement (68%)
- Overall confidence in Buda government (66%)

The overall feeling of safety in Buda scored higher than the benchmark, as did each of the following:

- [Feeling safe] from violent crime (97% very or somewhat safe)
- Ambulance or emergency medical services (ESD #2) (98% excellent or good)
- Crime prevention services (87% excellent or good)

Buda residents reported higher levels of community connection than other jurisdictions around the nation, especially relating to opportunities to participate in the broader community:

- Opportunities to attend special events and festivals (81% excellent or good)
- Opportunities to participate in community matters (74%)
- Opportunities to attend cultural/arts/music activities (70%)
- Opportunities to participate in social events and activities (70%)

Focus Areas

Although most items related to mobility services scored in line with national and custom averages, many evaluations for vehicular travel scored below the benchmark, including:

- Ease of travel by car (52% excellent or good)
- Ease of public parking (36%)
- Traffic signal timing (40%)
- Traffic flow on major streets (34%)

4. FINANCIAL IMPACT

The FY26 budget included \$25,000 allocated to the City Manager's Office for the community survey.

5. STRATEGIC PLAN/GOALS

EXCEPTIONAL CITY SERVICES

6. STRATEGIC PLAN OBJECTIVES

Deliver City services consistent with our City of Buda mission and core values

7. PROS AND CONS

N/A

8. ALTERNATIVES

N/A

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Staff recommends results from the survey be taken into consideration as the FY27 budget is finalized.

Attachments:

[The NCS Presentation Buda 2026.pdf](#)
[Supplemental Documents: NCS Survey Results](#)



THE NCS™

THE NATIONAL COMMUNITY SURVEY™

Buda, TX

The National Community Survey™

2026 Results



Civic Communication & Analytics Platform

Polco unites people, data, and government to help communities thrive through informed decisions.



Advanced Survey Science and Performance Analytics

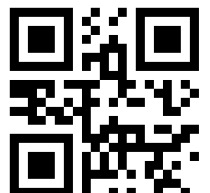
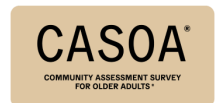
Polco's internal think tank, backed by 30 years of benchmark survey expertise, delivering trusted insights.



Trusted Budget Tools

Provides budget insights through interactive simulations and transparent insights.

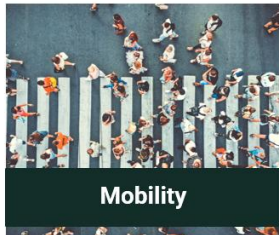
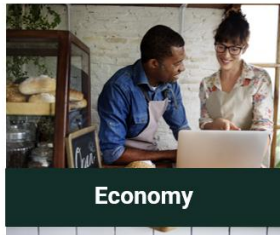
polco.us



Facets of Community Livability



THE NCS™
THE NATIONAL COMMUNITY SURVEY™



The National Community Survey™ in Buda



Address-based
Random sample survey

Survey open
March 20 to May 1, 2026

Invitations mailed to
3,000 households

Community-wide
open participation
survey received
156
total responses.

319 responses received
5.5% Margin of error

Results weighted to
reflect Buda

The City of Buda 2026 Community Survey

Please complete this survey if you are an adult (age 18 or older). Your responses are confidential and no identifying information will be shared.

1. Please rate each of the following aspects of quality of life in Buda.

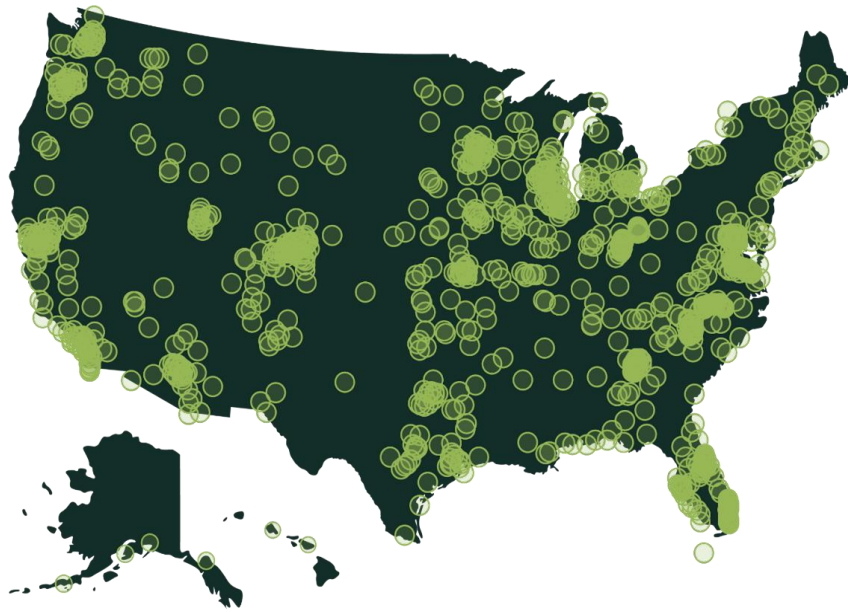
	Excellent	Good	Fair	Poor	Don't know
Buda as a place to live.....	1	2	3	4	5
Your neighborhood as a place to live.....	1	2	3	4	5
Buda as a place to raise children.....	1	2	3	4	5
Buda as a place to work.....	1	2	3	4	5
Buda as a place to visit.....	1	2	3	4	5
Buda as a place to retire.....	1	2	3	4	5
The overall quality of life in Buda.....	1	2	3	4	5
Sense of community.....	1	2	3	4	5

2. Please rate each of the following characteristics as they relate to Buda as a whole.

	Good	Fair	Poor	Don't know
Overall economic health of Buda.....	2	3	4	5
Overall quality of the transportation system in Buda.....	2	3	4	5
Overall design of Buda (e.g., streets, parks, etc.).....	2	3	4	5
Overall quality of life in Buda (water, sewer, etc.).....	2	3	4	5
Overall quality of Buda's schools.....	2	3	4	5
Overall quality of Buda's police and fire departments.....	2	3	4	5

Buda Resident,
We invite you to help shape our future! You've been randomly selected to participate in the 2026 Buda Community Survey. Your feedback is important - it will impact decisions that affect our community.
An adult 18 or older in your household should complete this survey. **Please do not share your survey link.** This survey is for randomly selected households only. You can wait a few days for a paper survey to arrive in the mail, or go online now and complete the confidential survey at: polco.us/buda2026a3
If you have any questions about the survey, please call 512-312-0284 for your input.

Residente de Buda,
¡Invitamos a formar nuestro futuro! Ha sido seleccionado al azar para participar en la Encuesta Comunitaria de Buda del 2026. Sus opiniones son importantes y afectarán las decisiones de nuestra comunidad.
Un adulto de 18 años o más en su hogar debe completar esta encuesta. **Por favor no comparta el enlace de su encuesta.** Esta encuesta es únicamente para hogares seleccionados al azar. Puede completar la encuesta confidencial en: polco.us/buda2026a3
Si tiene alguna pregunta sobre la encuesta, llame al 512-312-0284.
Gracias por su tiempo,
Lee Urbanosky
Mayor/Alcalde



About
400
comparison
communities
across the
nation.

Representing
the opinions
of more than
50 million
residents.



Overview of Survey Results



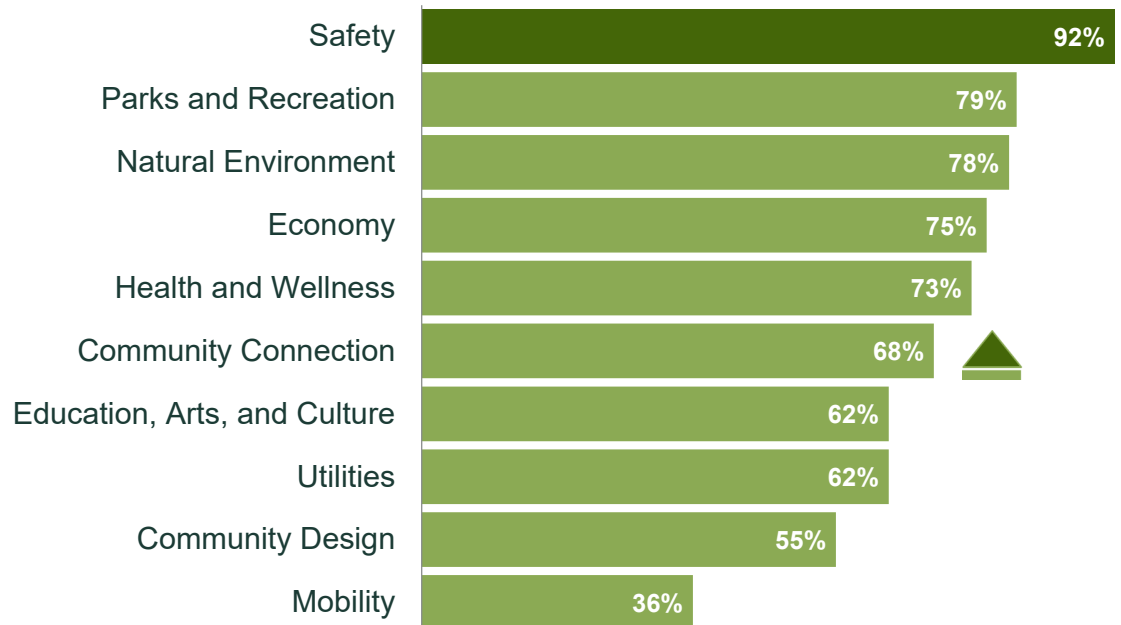
Facets of Community Livability: Quality



National Benchmark



Custom Benchmark



Percent excellent or good

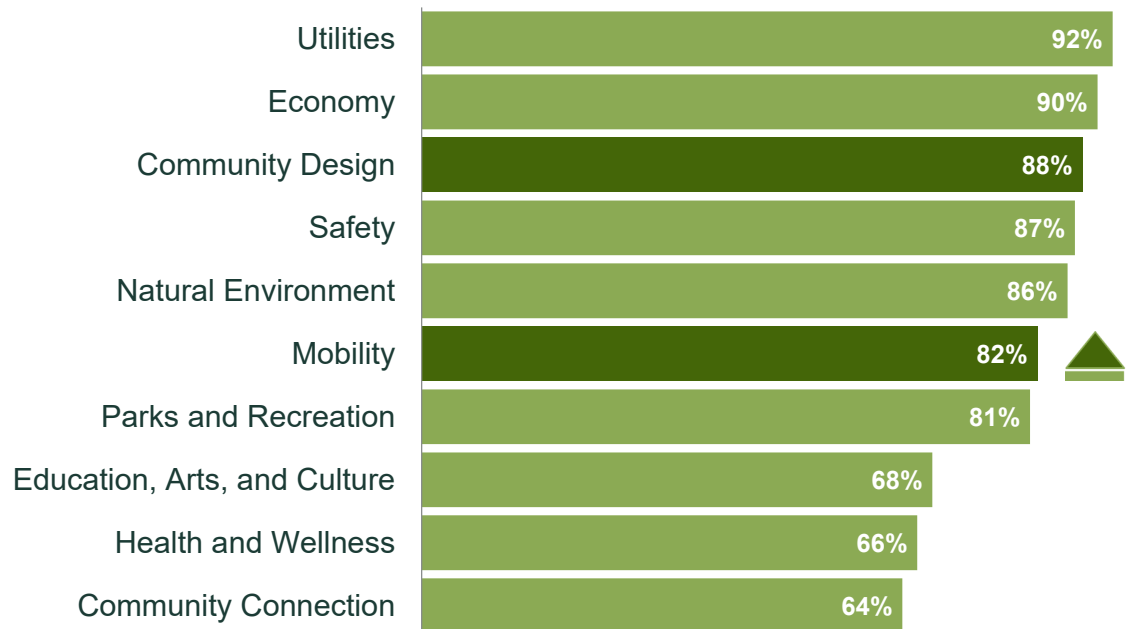
Facets of Community Livability: Importance



National Benchmark

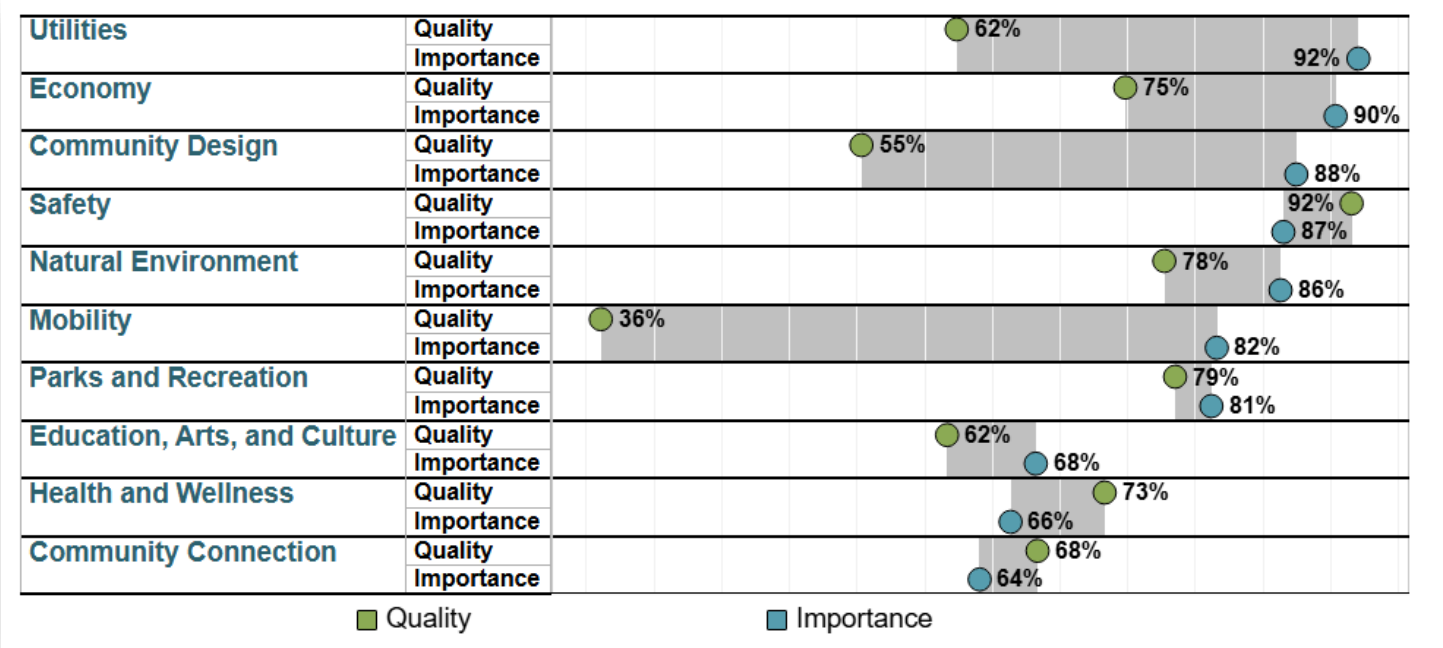


Custom Benchmark



Percent essential or very important

Balancing Quality and Importance



Comparisons to National Benchmarks



- 28 received **higher** ratings
- 89 received **similar** ratings
- 6 received **lower** ratings



Comparisons to Custom Benchmarks



32 received **higher** ratings

86 received **similar** ratings

5 received **lower** ratings

*West South-Central Census Region
with similar population to Buda*



Key Findings





A majority of residents positively evaluated many quality of life measures in the City.

1



Overall Community Quality



Residents gave **excellent** or **good** ratings to:

National Benchmark

Higher

Similar

Lower

Custom Benchmark

Higher/Lower than

9 in 10 Buda as a place to live.

9 in 10 The overall quality of life.

9 in 10 The overall image or reputation.

9 in 10 plan to remain in Buda for the next five years

90% would recommend living in Buda



Many items related to Buda's local governance received marks that were higher than national or custom comparison communities.

2

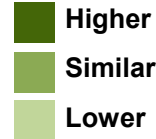


Governance in Buda



Please rate the following categories of Buda government performance.

National Benchmark



Custom Benchmark



Higher/Lower than



Percent excellent or good



The overall feeling of safety in Buda scored higher than benchmark comparisons.



Safety in Buda



Please rate how safe or unsafe you feel:

National Benchmark

- Higher
- Similar
- Lower

Custom Benchmark



Higher/Lower than

In the downtown/commercial area during the day

98%

In your neighborhood during the day

97%

From violent crime

93%

From property crime

85%

From fire, flood, or natural disaster

81%

Percent very or somewhat safe

Safety Services in Buda



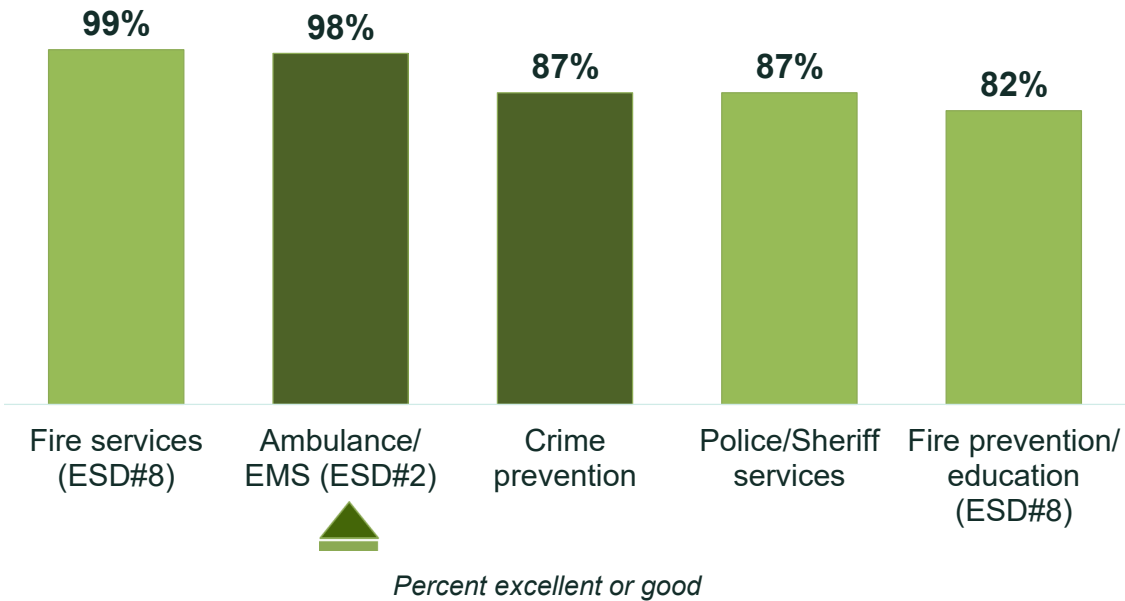
Please rate the quality of the following services in Buda.

National Benchmark

- Higher
- Similar
- Lower

Custom Benchmark

Higher/Lower than



Residents view many aspects of the local economy positively.



The Economy in Buda



Please rate each of the following in the Buda community:

National Benchmark

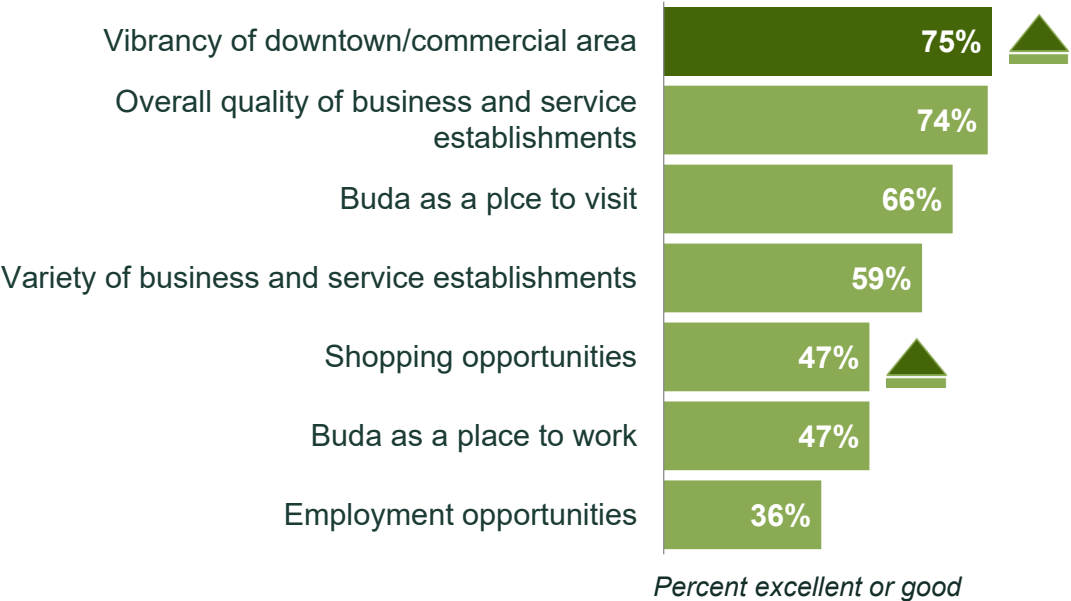
Higher

Similar

Lower

Custom Benchmark

Higher/Lower than



Affordability in Buda



Please rate each of the following in the Buda community:

National Benchmark

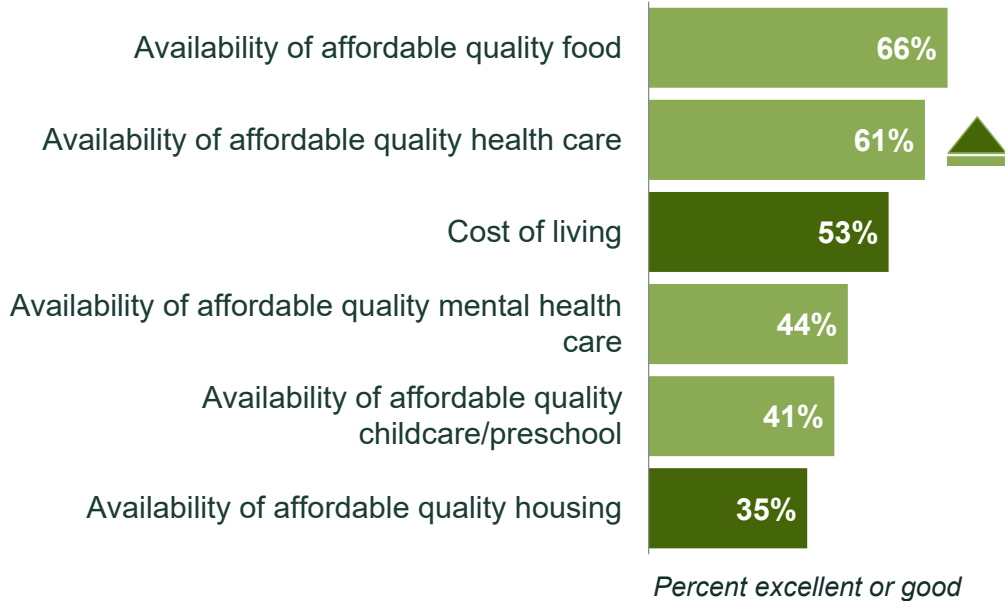
Higher

Similar

Lower

Custom Benchmark

Higher/Lower than





Evaluations of vehicular travel in the City scored below the benchmark.

5



Mobility in Buda



Please rate each of the following in the Buda community:

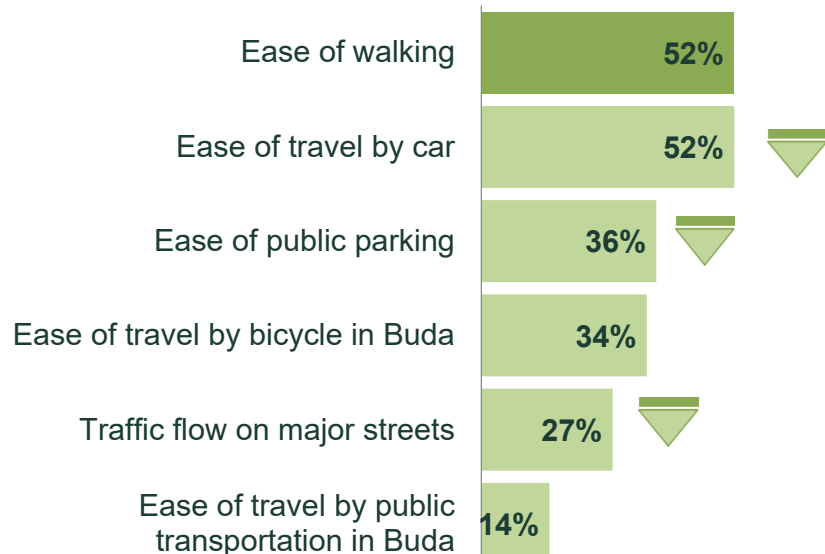
National Benchmark



Custom Benchmark



Higher/Lower than



Percent excellent or good

Mobility Services in Buda



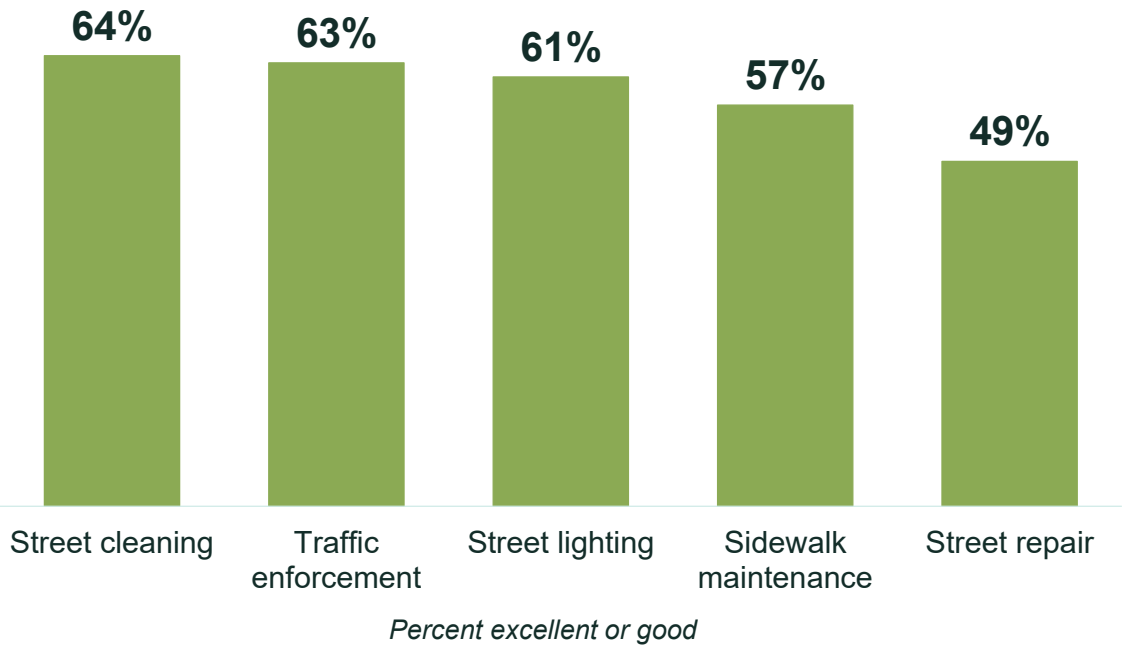
Please rate each of the following in the Buda community:

National Benchmark

- Higher
- Similar
- Lower

Custom Benchmark

Higher/Lower than



Residents reported higher levels of community connection than other jurisdictions.



Education, Arts, and Culture in Buda



Please rate each of the following in the Buda community:

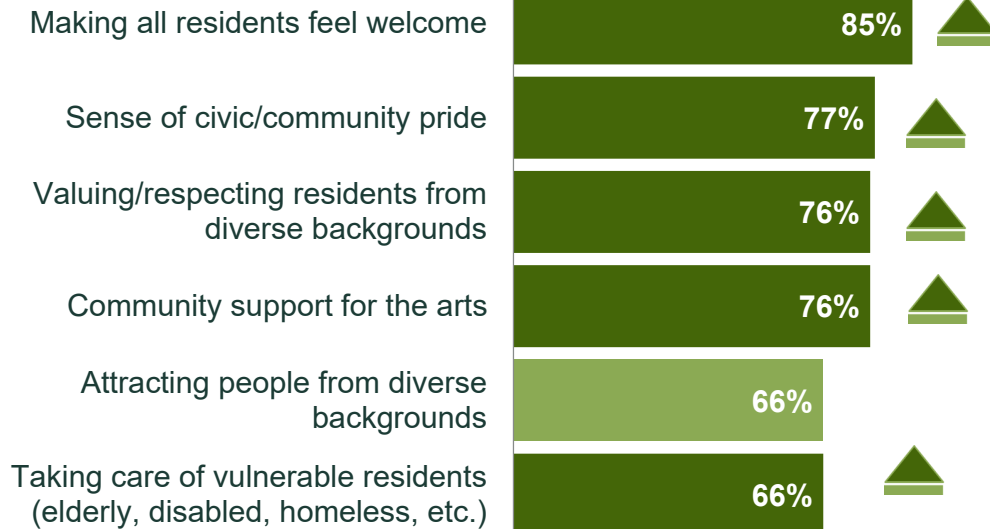
National Benchmark



Custom Benchmark



Higher/Lower than



Percent excellent or good



Additional Special Topics

13. Please indicate how much of a source, if at all, you consider each of the following to be for obtaining information about the City government and its activities, events, and services. Also, indicate your three (3) most preferred ways to receive information from the City of Buda.

	Major source	Minor source	Not a source	Top 3
City website.....	1	2	3	☐
City email newsletter.....	1	2	3	☐
Facebook.....	1	2	3	☐
Nextdoor.....	1	2	3	☐
Instagram.....	1	2	3	☐
Print media.....	1	2	3	☐
City mobile app.....	1	2	3	☐
Text message subscription messages.....	1	2	3	☐
Other (please specify):.....	1	2	3	☐

14. Please rate how important, if at all, you think it is for the City of Buda to focus attention and resources on the following topics and initiatives. Also, indicate your three (3) priorities.

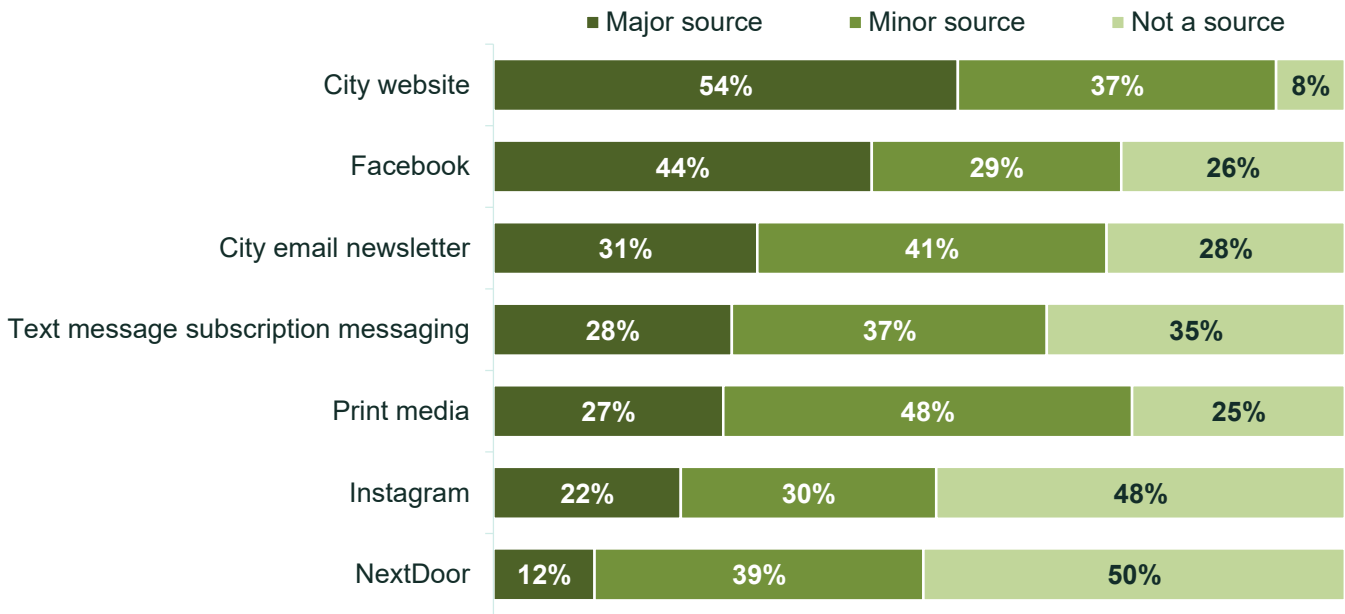
	Essential	Very important	Somewhat important	Not at all important	Top 3
Preserving Buda's small-town character.....	1	2	3	4	☐
Managing future growth.....	1	2	3	4	☐
Managing traffic flow and congestion.....	1	2	3	4	☐
Maintaining reasonable tax rates.....	1	2	3	4	☐
Providing quality recreation programming.....	1	2	3	4	☐
Increasing job opportunities.....	1	2	3	4	☐
Maintaining parks and open spaces.....	1	2	3	4	☐
Regulating development in floodplain areas.....	1	2	3	4	☐
Expanding sidewalks and trail networks.....	1	2	3	4	☐
Maintaining stormwater management.....	1	2	3	4	☐
Street maintenance.....	1	2	3	4	☐
Improving traffic signal timing.....	1	2	3	4	☐
Providing community events and programs.....	1	2	3	4	☐
Creating a diverse and inclusive community.....	1	2	3	4	☐
Enhancing public safety.....	1	2	3	4	☐

Survey™ • © 2001-2016 National Research Center, Inc.

City Communication Sources



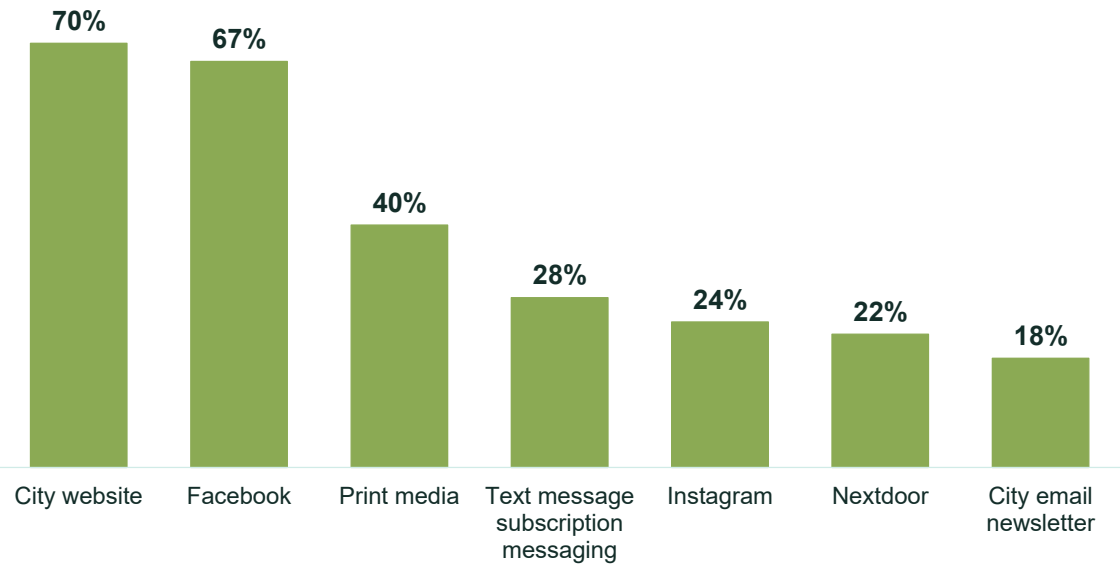
Please indicate how much of a source, if at all, you consider each of the following to be for obtaining information about the City government and its activities, events, and services.



Top Sources of Information



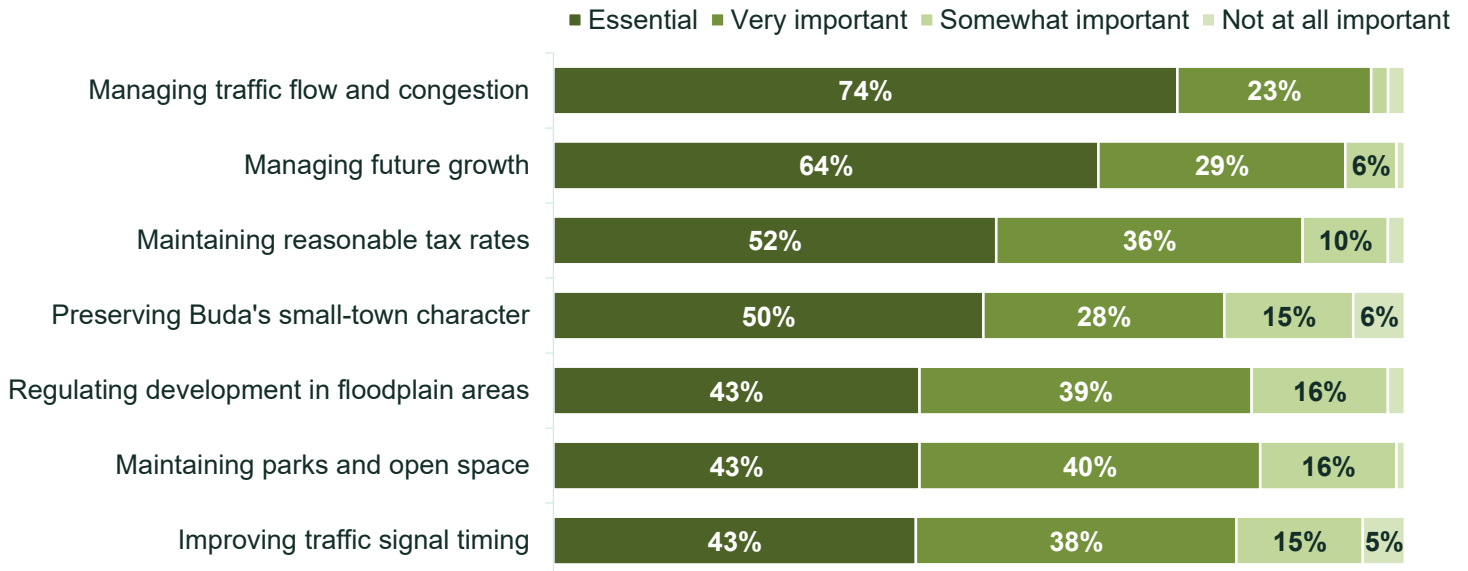
Select the top three (3) sources that you use for obtaining information about the City government and its activities, events, and services.



Top priorities



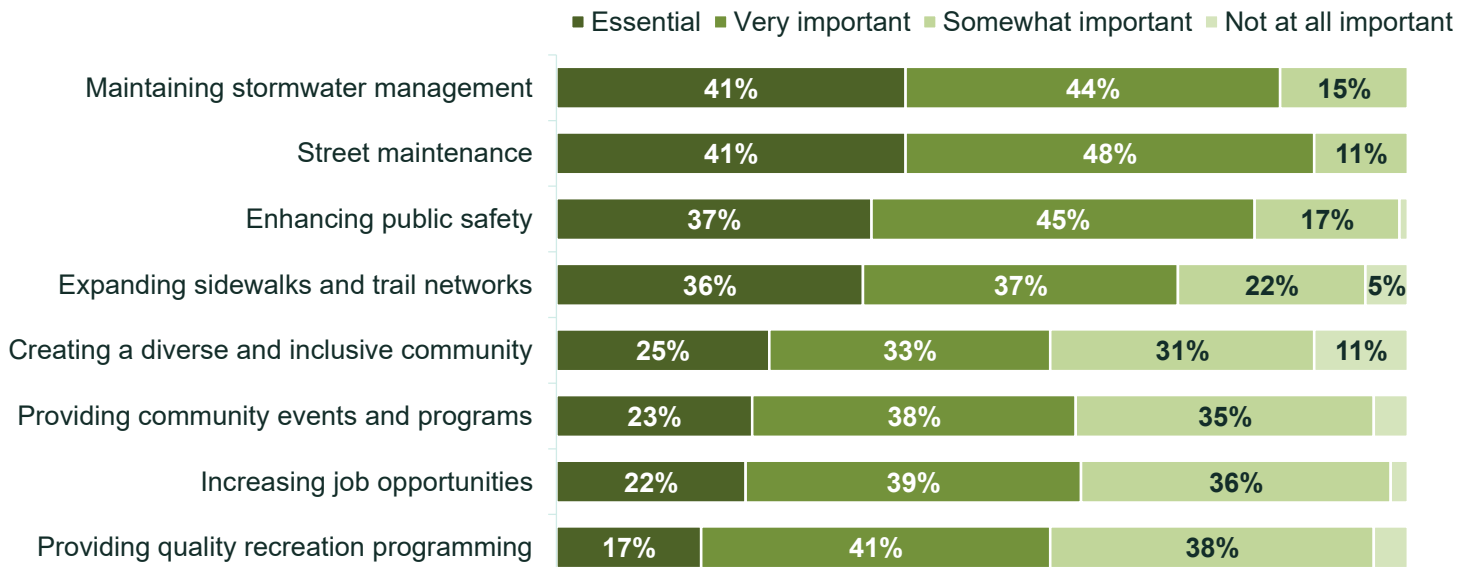
Please rate how important, if at all, you think it is for the City of Buda to focus attention and resources on the following topics and initiatives.
(top 7 of 15)



Top priorities



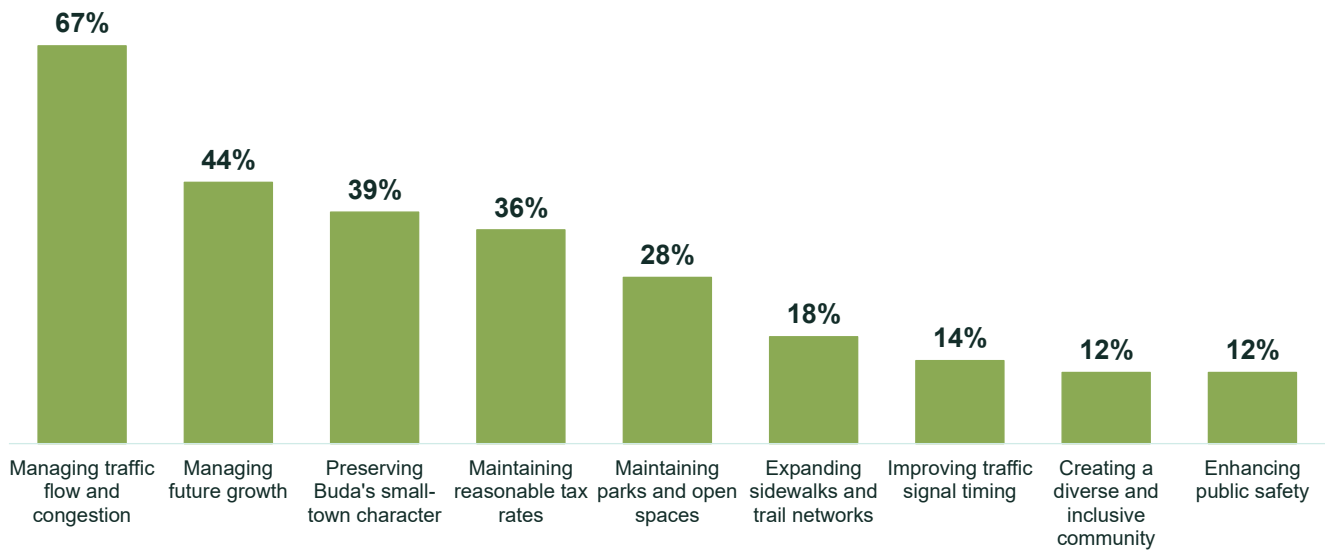
Please rate how important, if at all, you think it is for the City of Buda to focus attention and resources on the following topics and initiatives.
(bottom 8 of 15)



Top Priorities



Please indicate the top three (3) priorities you would like the City of Buda to focus attention and resources on.
(those with at least 10% response totals)

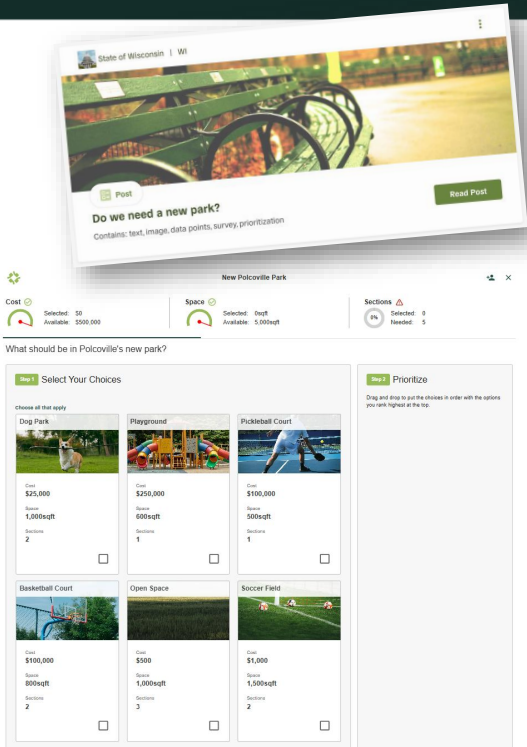


Summary of Findings

- ✓ A majority of residents positively evaluated many quality of life measures in the City.
- ✓ Many items related to Buda's local governance received marks that were higher than national or custom comparison communities.
- ✓ The overall feeling of safety in Buda scored higher than the benchmark.
- ✓ Residents view many aspects of the local economy positively.
- ✓ Evaluations for vehicular travel in the City scored below the benchmark.
- ✓ Residents reported higher levels of community connection than other jurisdictions.

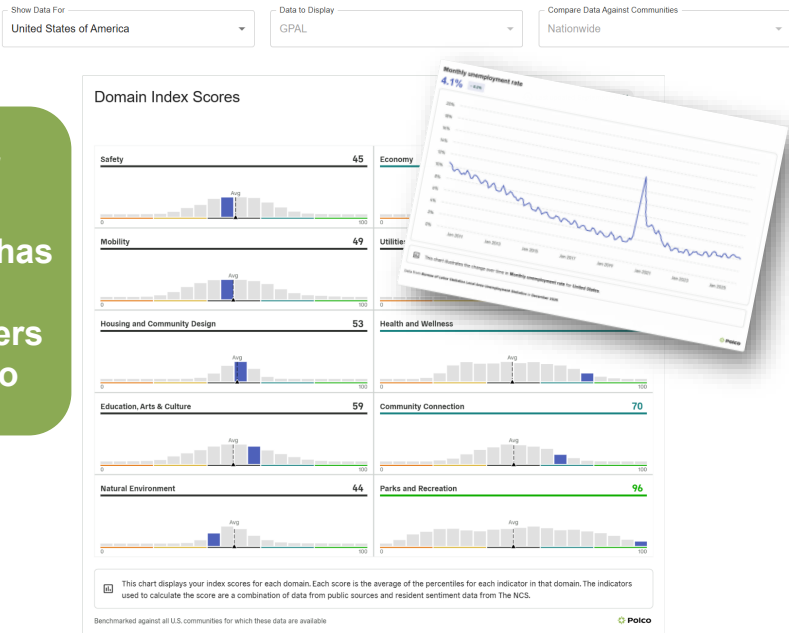


Next Steps: Continue to Engage Residents and Track Outcomes



City of Buda currently has 50+ subscribers on Polco

Track Overview Dashboard



Questions?

Thank you!

Jason Neumeyer
Director of Survey Research
Polco/National Research Center
jason.neumeyer@polco.us

City of Buda

August 4, 2026 – Agenda Supplemental Documents

Item J.1. 2026 Community Survey

[https://budatx.gov/DocumentCenter/View/17032/2026-0804-Item-J1-The_NCS_Report -
_Buda TX 2026](https://budatx.gov/DocumentCenter/View/17032/2026-0804-Item-J1-The_NCS_Report_-_Buda_TX_2026)

[https://budatx.gov/DocumentCenter/View/17033/2026-0804-Item-J1-The_NCS Supplemental_Report -
_Buda TX 2026](https://budatx.gov/DocumentCenter/View/17033/2026-0804-Item-J1-The_NCS_Supplemental_Report_-_Buda_TX_2026)

[https://budatx.gov/DocumentCenter/View/17034/2026-0804-Item-J1-Open-Ended_Responses -
_Buda TX NCS 2026](https://budatx.gov/DocumentCenter/View/17034/2026-0804-Item-J1-Open-Ended_Responses_-_Buda_TX_NCS_2026)

https://budatx.gov/DocumentCenter/View/17035/2026-0804-Item-J1-Open_Participation_Results



Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Lysa Gonzales, Tourism Director
Agenda Item ID / Number: 2026-518- / I.2

ITEM TITLE: Presentation on the Tourism and Event Impact Study (Community Relations and Destination Services Director Lysa Gonzalez)

1. EXECUTIVE SUMMARY

The Buda Tourism Strategic Plan provides a long-term framework to guide the City's tourism development, destination marketing, visitor experience, and economic development efforts over the next several years. The plan was developed through stakeholder engagement, market analysis, community input, and collaboration with City staff and tourism industry partners.

Following completion of Cygnet Strategies recommended plan, City staff conducted an implementation workshop to evaluate each recommendation, identify priorities, refine proposed strategies, and develop actionable implementation steps. Staff also incorporated emerging initiatives not originally included in the consultant's recommendations, including sports tourism, tournament recruitment for Buda Championship Park, amphitheater event recruitment, and destination sales initiatives.

The accompanying Implementation Plan organizes recommended projects into prioritized work programs, with estimated timelines, responsible departments, and measurable outcomes, providing a practical roadmap for implementation.

Additionally, the City utilized Cygnet Strategies to conduct a Tourism Impact Study for events in the 2023-2024 fiscal year. The results of that impact study are included with this report to provide more context and clarity for recommendations within the 2026 - 2029 Tourism Strategic Plan.

2. BACKGROUND/HISTORY

Tourism is an important economic driver for the City of Buda, generating hotel occupancy tax (HOT) revenues that support destination marketing, tourism promotion, cultural programming, historic preservation, and tourism-related capital improvements. Visitor spending helps drive spending in retail and service industries, which generate sales tax revenue.

Recognizing continued growth opportunities and evolving visitor trends, the City engaged the tourism consulting firm Cygnet Strategies to prepare a comprehensive Tourism Strategic Plan. The planning process included:

- Community stakeholder interviews
- Tourism industry analysis
- Existing conditions assessment
- Destination strengths, weaknesses, opportunities, and threats (SWOT)
- Review of current tourism programs
- Development of strategic goals and recommended initiatives

The consultant organized recommendations into several strategic focus areas, including visitor experience, destination development, business engagement, marketing, cultural tourism, events, and historic preservation.

After receiving the consultant's final recommendations, City staff completed an implementation workshop to determine how recommendations could realistically be incorporated into City operations. During this process, staff refined recommendations, removed initiatives deemed to have limited value or to duplicate existing efforts, expanded recommendations that required additional operational detail, and identified additional opportunities consistent with current City priorities.

3. ANALYSIS

The Tourism Strategic Plan establishes a long-term vision while the Implementation Plan provides a phased roadmap for execution.

The Buda Tourism Strategic Plan establishes a long-term framework for strengthening Buda as a destination by improving the visitor experience, expanding tourism assets, supporting local businesses, and increasing the economic impact of tourism. The plan is organized around three primary strategic priorities: Visitor Friendly Infrastructure, Product Development, and Storytelling.

Visitor Friendly Infrastructure (V)

The Visitor Friendly Infrastructure section focuses on improving the physical environment to make Buda more welcoming, navigable, and enjoyable for residents and visitors. These recommendations emphasize creating a positive first impression, improving connectivity between attractions, and encouraging visitors to spend more time exploring the community. The plan includes recommendations related to:

- V1 Visitor Services: visitor information, restrooms, and safety and cleanliness
- V2 Downtown Physical Environment: shade, historic preservation guidelines and grant program, safety improvements, and landscaping
- V3 Lodging: short-term rentals, lodging recruitment, and regional partnerships and connections
- V4 Meeting Facilities: convention center, outdoor meeting facilities, meeting amenities
- V5 Third Places: community gathering places and activating existing third spaces

Product Development (P)

Product Development focuses on expanding and enhancing the experiences available to visitors by strengthening existing assets, supporting local businesses, and creating opportunities for visitors to engage with Buda's unique character. The plan recommends initiatives in the following areas:

- P1 Downtown Business Recruitment: temporary mirco and pop-up markets and experiential business recruitment
- P2 Trail Development: kiosks, repair stations, and Bicentennial Bike Trail
- P3 Arts & Culture: arts development and interactive public culture
- P4 Customer Service
- P5 Outdoor Recreation: programming, birding, sporting events
- P6 Events: family programming, competitions, signature events, third-party event organizers
- P7 History: audio tours, Antioch Colony

These recommendations are intended to diversify visitor experiences, encourage longer stays, increase visitor spending, and strengthen Buda's tourism offerings through arts, culture, recreation, events, and historic preservation.

Storytelling (S)

The Storytelling section recognizes that successful destinations require more than attractions—they

require a consistent message that communicates the community's identity and encourages visitors to experience what makes Buda unique. The recommendations focus on destination marketing, business engagement, partnerships, and promotion. The plan organizes these recommendations into the following areas:

- S1 Assessment / Short-Term Actions
- S2 Promote Local: Shop small and downtown events, and buy and refer local campaigns
- S3 Visitor Information Distribution: lodging, retailers, and restaurants
- S4 Business Assistance: Guidelines and training, online presence, assistance needs,
- S5 Marketing: annual marketing plan, website, business websites, local recommendations, friends and family, hotel occupancy tax grants, Meta marketing, tradeshow, public presence, and public relations
- S6 Content Development: food stories, messaging, travel planning tools, collaboration,
- S7 Balance: community survey, preservation month

The implementation strategy prioritizes initiatives based on available staffing, available funding, organizational capacity, and anticipated community benefit.

Several implementation priorities reflect projects already underway, including:

- Destination website improvements
- Downtown visitor experience enhancements
- Business engagement initiatives
- Music Friendly Texas programming
- Film Friendly Texas promotion
- Public art expansion
- Historic preservation initiatives

The 2026–2029 Tourism Strategic Plan places greater emphasis on destination marketing and business engagement to complement the City's strong foundation of events and create a more diversified tourism strategy. While the plan recommends expanding efforts in these areas, it recognizes that events remain a defining part of Buda's identity and an important driver of community engagement and tourism. Accordingly, events continue to play a significant role throughout the strategic plan.

Destination Marketing

The plan shifts destination marketing toward storytelling and experience-based promotion by emphasizing:

- Culinary tourism
- Downtown experiences
- Arts and culture
- Outdoor recreation
- Music
- Regional travel
- Historic resources

Business Engagement

Implementation recommendations place greater emphasis on assisting local businesses in becoming tourism-ready through:

- Business workshops
- Digital marketing assistance
- Online presence improvements
- Hospitality training
- Business networking
- Destination partnerships

Additionally, the Tourism Strategic Plan Implementation Plan incorporates emerging opportunities that were not fully addressed in the consultant's recommendations, including sports tourism and amphitheater event recruitment.

Sports Tourism

With the opening of Buda Championship Park, the City has a significant opportunity to diversify tourism through tournament recruitment and sports-related visitation. Recommended implementation initiatives include:

- Tournament recruitment strategy
- Sports sales materials
- Tournament organizer outreach
- Familiarization tours
- Sports tourism marketing
- Visitor information tailored to tournament participants and families

Amphitheater Event Recruitment

The City-owned amphitheater presents an opportunity to expand destination programming by recruiting third-party festivals, concerts, and special events that generate overnight visitation while minimizing operational demands on City staff. Recommended implementation efforts include:

- Event promoter recruitment
- Venue marketing materials
- Entertainment industry outreach
- Event recruitment webpage
- Annual recruitment strategy

Overall, the implementation plan transforms broad strategic recommendations into measurable projects with anticipated timelines, assigned work areas, and performance objectives.

4. FINANCIAL IMPACT

- Adoption of the Tourism Strategic Plan and accompanying Implementation Plan does not authorize new expenditures.
- Many recommended initiatives will be implemented through existing departmental work programs, annual operating budgets, Hotel Occupancy Tax (HOT) funding, partnerships, grant opportunities, and future budget requests as appropriate.
- It is important to note that estimates within the plan were researched in 2025.
- Individual projects requiring additional funding will be presented to City Council for future consideration through the annual budget process or separate agenda items.

5. STRATEGIC PLAN/GOALS

BALANCED AND INTENTIONAL GROWTH

6. STRATEGIC PLAN OBJECTIVES

Retain and grow local businesses in Buda; Attract new businesses to Buda aligned with the defined targeted businesses/industries

7. PROS AND CONS

Pros

- Establishes a long-term vision for tourism development.
- Provides a prioritized implementation roadmap.
- Supports responsible use of Hotel Occupancy Tax revenues.
- Aligns tourism initiatives with current City priorities.
- Expands economic impacts opportunities through sports tourism and event recruitment.
- Improves coordination between Tourism, Marketing, Main Street, Arts, and Events.
- Creates measurable implementation goals.
- Provides flexibility to adjust priorities as community needs evolve.

Cons

- Implementation will require sustained staff capacity over multiple years.
- Some initiatives will require future funding or grant opportunities.
- Certain recommendations depend on private-sector participation and partnerships.
- Economic conditions may affect implementation timelines.

8. ALTERNATIVES

City Council may consider the following options:

1. Adopt the 2026–2029 Tourism Strategic Plan in its entirety as presented.
2. Adopt portions of the 2026–2029 Tourism Strategic Plan and provide direction to staff regarding recommendations or initiatives Council wishes to prioritize, modify, or defer.
3. Direct staff to incorporate additional initiatives or revisions into the 2026–2029 Tourism Strategic Plan prior to adoption, including opportunities identified through the implementation workshop or other Council priorities.

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Staff recommends Buda City Council adopt the 2026-2029 Tourism Strategic Plan as presented.

Attachments:

[Tourism Strategic Plan_Documents.pdf](#)
[Presentation - Tourism Strategic Plan 2026 - 2029.pdf](#)

Tourism Strategic Plan 2026 – 2029

<https://budatx.gov/DocumentCenter/View/16930/Tourism-Strategic-Plan-2026---2029>

Tourism Strategic Plan – Council Presentation

[https://budatx.gov/DocumentCenter/View/16931/Tourism-Strategic-Plan-2026---2029-Presentation Council](https://budatx.gov/DocumentCenter/View/16931/Tourism-Strategic-Plan-2026---2029-Presentation_Council)

Tourism Plan Implementation

[https://budatx.gov/DocumentCenter/View/16932/Tourism-Strategic-Plan-2026---2029 Implementation](https://budatx.gov/DocumentCenter/View/16932/Tourism-Strategic-Plan-2026---2029_Implementation)



TOURISM STRATEGIC PLAN

2026-2029



VISITOR FRIENDLY INFRASTRUCTURE

VISITOR SERVICES



VISITOR INFORMATION

- Outdoor brochure racks and sidewalk decals

SAFETY/CLEANLINESS

- Upgrade pole banners

DOWNTOWN



SHADE

- Welcome Center Patio
- Train Depot
- Buda City Park and Amphitheater

SIGNAGE

- Encourage pedestrian-oriented improvements
- Improve signage for walkability
- Develop/improve Historic Preservation Commission grant program

STREET CROSSINGS

- Crosswalk repainting (6-month rotation)
- Improve crosswalk visibility
- Slow Downtown traffic

LANDSCAPING

- Native plants
- Xeriscaping
- Hays County Master Gardeners



LODGING

SHORT TERM RENTALS

- Improve education for property owners on rules and regulations
- Collect HOT Tax from short term rental services

OPPORTUNITIES

- Add lodging options at parks
- Downtown property owners

REGIONAL PARTNERSHIPS

- Austin attractions
- Hill Country destinations
- Driftwood wineries



MEETING FACILITIES

CONVENTION CENTER

- Within a hotel
- Leverage opportunities with Sunfield Station

OUTDOOR MEETING FACILITIES

- Buda Championship Park
- Garison Park Phase II
- Buda City Park & Amphitheater
- East Side Park



PRODUCT DEVELOPMENT



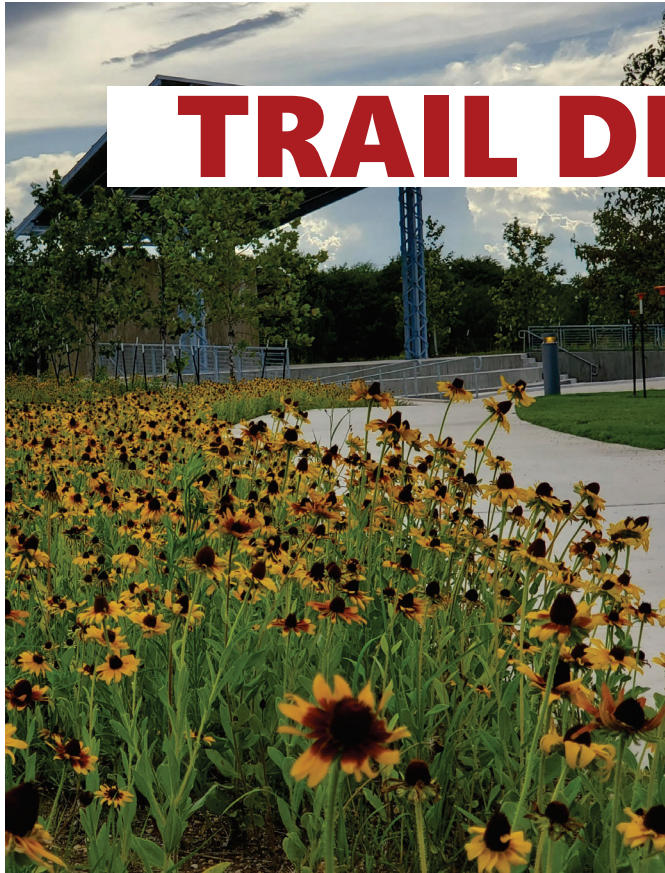
DESTINATION BUSINESSES

COMPLIMENTARY ADDITIONS

- Experiential businesses
- Entertainment-focused businesses
- Explore music grants or incentives to encourage businesses to host live music
- Fun runs or races

ACTIVATIONS

- Seasonal market activations
- Outdoor gathering activities
 - Ping pong
 - Giant chess



TRAIL DEVELOPMENTS

TRAIL INFO

- Kiosks
- Brochures and QR codes
- Digital displays

BIKE FRIENDLY

- Additional repair stations
 - Promotes connectivity
 - Near Persimmon development
- Bike Racks at Parks and Hotels
- Bicentennial Bike Trail - Included in City's trail plan



ARTS & CULTURE

ARTS DEVELOPMENT

- Live art at Sip N Stroll
- Permanent spaces for artists to create

INTERACTIVE PUBLIC ART

- Permanent public art
- Wiener dog sculptures



CUSTOMER SERVICE

ALL CITY BUSINESSES

- Buda education
- Customer service training
- Marketing education



OUTDOORS

PROGRAMMING

- Geocaching
- Flora and fauna
- Stagecoach Park interpretation

BIRDING

- Bird houses
- Highlight bird biodiversity

SPORTING EVENTS

- Buda Championship Park
- Sunfield Station



EVENTS

OVERALL

- Build on existing events
- Expand current events
- Prioritize quality over quantity

EVENT ORGANIZERS

- Attract event organizers
- Market Buda's event venues



HISTORY

AUDIO TOURS

- Historic downtown
- Architecture
- Railroad history
- Historic homes
- Local stories

ACTIVATING HISTORIC PLACES

- Stagecoach House
- Old Post Office
- Antioch Colony



STORYTELLING



MATERIALS

DISTRIBUTE MARKETING MATERIALS TO

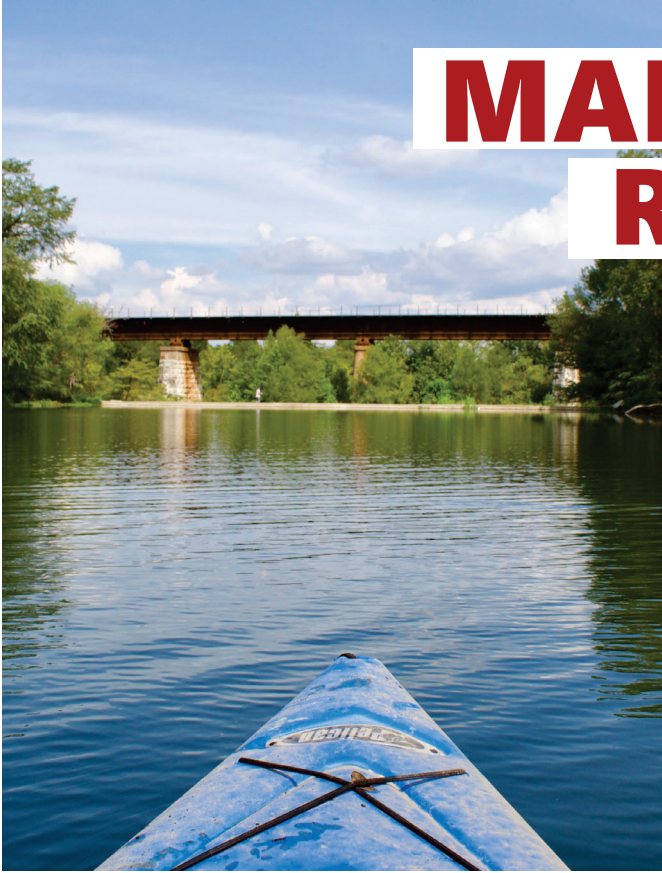
- Lodging
- Retailers & Restaurants

ASSISTANCE

PROVIDE BUSINESS MARKETING ASSISTANCE

- Main Street Meetups
- Digital marketing support
- Website improvements
- Google reviews & yelp

MARKETING REFRAMED



MARKETING THEME PRIORITIES

- Garison Park
- Buda Championship Park
- Regional travel market
- Attractions
- Downtown Buda

STORYTELLING

- Show the Buda Experience
- On-location content
- Expand earned media
- Develop food tourism



Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Lysa Gonzales, Tourism Director
Agenda Item ID / Number: 2026-627- / J.1

ITEM TITLE: Deliberation and possible action to consider an Ordinance on first and final reading and to adopt said Ordinance amending Ordinance #2024-48 regarding the Downtown Co-Marketing Grant Program funded through Hotel Occupancy Tax (HOT) (Community Relations and Destination Services Director Lysa Gonzalez and Main Street Program Manager Garret Hope) [PUBLIC TESTIMONY]

1. EXECUTIVE SUMMARY

Staff is requesting City Council approval of revisions to the Downtown Co-Marketing Grant Program. The proposed amendments transition the program from a reimbursement-only grant to a revolving grant model that provides eligible businesses with advance funding for approved marketing projects while maintaining accountability through project compliance requirements.

The revised structure is intended to improve accessibility for small businesses that may not have the financial resources to pay marketing expenses upfront while continuing to ensure that Hotel Occupancy Tax (HOT) funds are used in accordance with state law and City requirements. The revisions also modernize the grant guidelines, clarify eligibility requirements, establish standardized compliance procedures, and improve overall program administration.

2. BACKGROUND/HISTORY

The Downtown Co-Marketing Grant Program was established in 2018 as a reimbursement-based marketing grant funded through Hotel Occupancy Tax (HOT) revenues. Since its inception, eligible downtown businesses have been required to pay for approved marketing activities in advance and submit documentation for reimbursement after the project has been completed.

Each year, an average of eight businesses utilize the grant and generally do not reach the full \$3,000 reimbursement amount. Staff reached out to businesses to find out more information about grant utilization and non-utilization. Through discussions with downtown businesses, staff identified that the reimbursement requirement can create a financial barrier for some small businesses that may not have sufficient cash flow to invest in marketing before receiving reimbursement. In response, staff evaluated the existing program and developed a revised funding structure that better supports local businesses while maintaining appropriate oversight and accountability for the use of public funds.

The proposed amendments also reorganize and modernize the grant guidelines to provide clearer eligibility requirements, standardized administrative procedures, and improved consistency

throughout the program.

3. ANALYSIS

The proposed amendments convert the Downtown Co-Marketing Grant Program from a reimbursement model to a revolving grant model.

Under the revised program, applicants may receive advance funding of up to \$1,000 for an approved marketing project. Upon successful completion of the project and verification that all grant requirements have been met, applicants become eligible to apply for funding for additional marketing projects during the same fiscal year, up to the annual maximum grant award of \$3,000.

The revised program maintains strong administrative controls by requiring:

- Pre-approval of all marketing projects.
- Execution of a grant agreement before funds are distributed.
- Submission of proof of payment and documentation demonstrating the marketing campaign was completed.
- Staff compliance review prior to future funding eligibility.
- Repayment of grant funds when required for non-compliance or unapproved expenditures.

To balance improved accessibility with responsible stewardship of public funds, the maximum advance for any individual project remains capped at \$1,000. Limiting the advance amount reduces the City's financial exposure on any single project while allowing businesses to access marketing funds that may otherwise be unavailable to them. Projects with eligible costs exceeding \$1,000 may receive reimbursement for additional approved expenses after successful completion of the project and verification of compliance with all program requirements.

4. FINANCIAL IMPACT

The proposed FY 2027 budget includes \$15,000 for the Downtown Co-Marketing Grant Program.

No additional funding is requested.

Under the proposed revolving funding structure, the City's maximum advance on any individual marketing project is limited to \$1,000, or less if the approved marketing proposal requests a smaller amount. This approach allows businesses greater access to marketing funding while limiting the City's financial exposure on any single project.

5. STRATEGIC PLAN/GOALS

BALANCED AND INTENTIONAL GROWTH

6. STRATEGIC PLAN OBJECTIVES

Retain and grow local businesses in Buda

7. PROS AND CONS

Pros

- Improves access to marketing funds for small downtown businesses
- Reduces the financial barrier associated with reimbursement-only grants
- Maintains accountability through grant agreements, compliance reviews, and required documentation
- Modernizes and standardizes the grant guidelines
- Encourages continued investment in tourism marketing throughout the fiscal year
- Maintains a limited financial exposure of up to \$1,000 per project

Cons

- Requires staff to administer advance funding and compliance reviews rather than a reimbursement-only process
- Advances public funds before project completion, requiring continued monitoring to ensure compliance

8. ALTERNATIVES

Maintain the existing Downtown Co-Marketing Grant Program as a reimbursement-only grant without adopting the proposed amendments.

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Staff recommends approval of the amended ordinance for the Downtown Co-Marketing Grant on the first and final reading.

Attachments:

[Presentation - 2026 Downtown Co-Marketing Grant Update.pdf](#)

[Ordinance - DRAFT 2026 ORD Amendment Downtown Co-Marketing Grant Program.docx](#)

[DRAFT 2026 Downtown Co-Marketing Grant Guidelines.docx](#)



PURPOSE

- Increase visitation to Historic Downtown Buda
- Help businesses market to visitors Funded through Hotel Occupancy Tax (HOT)
- Encourages tourism and overnight stays



STRUCTURE

- **Up to \$3,000** in grant funding per business each City fiscal year
- **Up to \$1,000 advanced** per approved marketing project
- Eligible expenses **over \$1,000** may be reimbursed after project completion and compliance verification
- Businesses may apply for **multiple projects** until the annual funding limit is reached
- **Only one active grant** is allowed at a time
- Funding is awarded **first come, first served** until annual funds are exhausted



WHO CAN APPLY?

Businesses

- Located in Historic Downtown Buda
- Current on City obligations
- Compliant with City codes and permits

Events

- Held in Historic Downtown
- Required permits obtained
- Meet City event requirements

A woman with long brown hair in a ponytail, wearing a white t-shirt, is holding a smartphone up to take a photo of a man. The man is wearing a blue t-shirt, a black apron, and a black baseball cap. He is holding a white plate with food. They are outdoors, with a body of water and a bridge in the background.

ELIGIBLE MARKETING

- Digital & social media ads
- Google Ads
- Print, magazine & newspaper ads
- Billboard, radio & TV ads
- Visitor guides & tourism publications

Two young women are looking at a small, white, cylindrical object together. The woman on the left has long brown hair and is wearing a denim jacket over a black and white patterned shirt. The woman on the right has blonde hair and is wearing a red lace top. They are both smiling and appear to be in a casual setting.

PROJECT REQUIREMENTS

- Promote tourism to Historic Downtown
- Target audiences outside Buda
- Include Discover Buda branding
- Meet HOT funding requirements
- Receive City approval before spending

APPLICATION PROCESS



COMPLIANCE

- Submit required documentation within 60 day
- Provide proof of payment and final marketing materials
- Demonstrate tourism impact when available
- Remain in good standing to apply for future grants



NON-COMPLIANCE & REINSTATEMENT

NON-COMPLIANCE

- **Failure to comply with grant requirements**
- **Funding eligibility suspended**

REINSTATEMENT

- **Correct all outstanding compliance issues**
- **Repay improperly used funds, if required**
- **Complete corrective action required by the City**

ORDINANCE NO. 2026 - __

**AN ORDINANCE OF THE CITY OF BUDA, TEXAS, AMENDING
ORDINANCE #2020-31 ESTABLISHING THE BUDA DOWNTOWN
CO-MARKETING GRANT PROGRAM RELATED TO PROMOTING
NEW OR EXPANDED BUSINESS DEVELOPMENT AND INCREASING
TOURISM; PROVIDING AN EFFECTIVE DATE**

- WHEREAS,** the City Council of the City of Buda, Texas adopted Ordinance #2020-31, establishing the Buda Downtown Co-Marketing Reimbursement Grant Program; and
- WHEREAS,** the City of Buda, Texas, is a Texas municipality with a population of 20,000 or less that has been operating under a home-rule charter since November 2007; and
- WHEREAS,** Chapter 380 of the Texas Local Government Code allows municipalities to establish economic development programs for the administration of programs making loans or grants of public money to promote local businesses and stimulate commercial activity in the municipality; and
- WHEREAS,** Chapter 351 of the Texas Tax Code authorizes municipalities to levy hotel occupancy taxes, provides municipalities with broad discretion to levy, collect, and defer such taxes, and authorizes use of the revenue to promote the hotel industry; and
- WHEREAS,** the City Council of the City of Buda, Texas recognizes the importance of acting as a resource to small businesses and organizations who wish to promote the Historic Downtown District of Buda to increase tourism and to bring visitors to Buda, and desires to establish a program to provide limited financial assistance to those certain small businesses and organizations; and
- WHEREAS,** the City finds that this Ordinance was passed and approved at a meeting of the City Council of the City of Buda, Texas held in compliance with the Texas Open Meetings Act at which a quorum of the City Council Members were present and voting.

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

SECTION 1. The facts and recitations set forth in the preamble of this Ordinance are hereby found to be true and correct.

SECTION 2:. The City Council hereby amends the Downtown Co-Marketing Reimbursement Grant

Program as follows:

- (1) Reestablish the grant as the Downtown Co-Marketing Grant Program
- (2) Chapter 380 of the Texas Local Government Code authorizes the City to establish local economic development programs.
- (3) Chapter 351 of the Texas Tax Code authorizes the City to levy, collect, and defer remittance of hotel occupancy taxes and to use such revenue for job retention as well as the promotion of the tourism and hotel industries.
- (4) That providing grant funds to qualifying small businesses and organizations who market Downtown Buda to visitors to the area directly promote tourism and the convention and hotel industry and falls into the permissible uses of Hotel Occupancy Tax expenditures under Sections 351.101 (a)-(b) and 351.110, Texas Tax Code.
- (5) Providing businesses and organizations in the City of Buda, Texas with funds to be spent in accordance with hotel occupancy tax regulations to promote tourism will assist those businesses with job retention, business retention and business development.
- (6) Not providing local businesses and organizations in the City of Buda, Texas with grant funds for marketing and promoting businesses within the Historic Downtown District of Buda could result in disinterest on the part of tourists and visitors in visiting Downtown Buda, a disinterest in businesses promoting Downtown Buda, a lack of tourism in general in Buda, and a dwindling of both events and employment opportunities within the City of Buda, Texas for its citizens.

SECTION 3. ECONOMIC DEVELOPMENT PROGRAM

An economic development program for projects related to business development in certain small municipalities is created under Section 505.158 of the Texas Local Government Code. The Program will be entitled the “Downtown Buda Co-Marketing Grant” (the “Grant”). The Grant has a list of requirements that must be met to determine eligible and qualifying businesses and organizations, mentioned in Section 4. Funding is determined based on an applicant’s ability to provide evidence of an eligible marketing activity and expenditure with regards to promoting tourism and organizing events for the City of Buda using hotel occupancy tax funds.

Section 4. DOWNTOWN BUDA CO-MARKETING GRANT:

This program will assist businesses and organizations located in the Historic Downtown District by providing limited grant funds to businesses and organizations who attract visitors, tourists, and customers to Downtown Buda to increase tourism, overnight stays, and generate a positive economic impact. The Application for the Downtown Buda Co-Marketing Grant and any grant

funds thereunder is attached as Exhibit A. The Grant Guidelines and Application provide the qualifications and eligibility requirements allowing for each grant fund created under the Downtown Buda Co-Marketing Grant. In order to be eligible for grant funds, a small business or organization must:

- Be located in the Historic Downtown District, as designated under the Main Street Program boundaries;
- Advertise to promote tourism to Historic Downtown Buda and include “Historic Downtown Buda” or similar terms in each advertisement;
- Host events within the Historic Downtown area; and
- Gear advertising to reach an audience outside of the Buda city limits in accordance with current State of Texas laws regarding the expenditure of hotel occupancy tax funds, or place advertisements in locations directly linked to promote tourism and attract visitors to Historic Downtown Buda.

The Grant Guidelines provide more detailed information regarding eligibility requirements.

Section 5. DISTRIBUTION OF GRANT FUNDS

- (1) **Annual Funding.** An eligible applicant may receive up to Three Thousand Dollars (\$3,000) in grant funding during each City fiscal year (October 1 through September 30) which is the annual maximum grant award, subject to available appropriated funds.
- (2) **Project-Based Funding.** Grant funding shall be awarded on a project-by-project basis. Funding requests shall reflect the actual anticipated cost of the proposed marketing project. Applicants may receive funding for multiple approved projects during the fiscal year until the annual maximum grant award has been reached.
- (3) **Advance Funding.** The City may advance grant funding of up to One Thousand Dollars (\$1,000) for any individual approved marketing project. If the approved project exceeds One Thousand Dollars (\$1,000), eligible project costs above the advance amount may be reimbursed following successful completion of the project and verification of compliance with all program requirements, subject to the applicant's annual maximum grant award.
- (4) **One Active Project.** An applicant may have only one active grant-funded project at any given time. Applicants shall become eligible to apply for additional grant funding only after City staff has verified completion and compliance with all requirements for the previously funded project.
- (5) **Application Review.** Prior to grant approval, applicants shall meet with City staff to review the proposed marketing project and ensure compliance with program requirements, including eligibility, tourism objectives, branding requirements, and the Texas Hotel Occupancy Tax Code. City staff shall review completed applications and approve or deny

funding in accordance with the adopted grant guidelines.

- (6) **Marketing Projects.** Eligible marketing projects and advertising activities shall be those identified in the Downtown Co-Marketing Grant Program Guidelines, as adopted and amended by the City Council. Cooperative marketing projects involving multiple eligible businesses may be considered in accordance with the adopted grant guidelines.
- (7) **Compliance Required.** Grant recipients shall submit all documentation required by the adopted Grant Guidelines, including proof of payment, copies of completed marketing materials, and documentation demonstrating that the approved marketing project was completed. City staff shall verify compliance before authorizing reimbursement of eligible project costs exceeding the initial advance and before determining eligibility for future grant funding.
- (8) **Availability of Funds.** Grant funding shall be awarded on a first-come, first-served basis and is subject to the availability of appropriated funds. The City reserves the right to suspend acceptance of new applications once all annual grant funds have been awarded, committed, or otherwise obligated.
- (9) **For Events.** Qualifying events held on City of Buda property must follow guidelines set forth by the Buda Parks Department, where applicable. Prior to application consideration applicant must provide proof of submission of a special events packet to Buda Parks Department no later than 60 days prior to the event. For grant funds to be released proof of an approved special event packet and receipts for payment must be provided.

Section 6. CITY MANAGER AUTHORITY

The City Manager of the City of Buda, Texas is directed to implement guidelines for the Downtown Co-Marketing Grant, which is attached hereto as Exhibit B, and is authorized to make grant fund advances that comply with the grant requirements.

Section 7. EFFECTIVE DATE

This Ordinance shall take effect immediately after its first and final reading and any publication in accordance with the requirements of the City of Buda and the laws of the State of Texas.

PASSED, APPROVED, AND ADOPTED on first and final reading by the City Council of the City of Buda, on this the 4th day of August, 2026.

THE CITY OF BUDA, TEXAS

Lee Urbanovksy, Mayor

ATTEST:

Alicia Ramirez, City Clerk

DRAFT

Downtown Co-Marketing Grant Program

Purpose

The Downtown Co-Marketing Grant Program is designed to increase visitation to Historic Downtown Buda by assisting downtown businesses and organizations with marketing and advertising efforts that promote tourism and encourage overnight stays in Buda.

The program utilizes Hotel Occupancy Tax (HOT) funds and is intended to support marketing initiatives that comply with the State of Texas Hotel Occupancy Tax Code by promoting tourism and the hotel industry.

Recognizing that many small businesses may not have the financial resources to pay marketing expenses upfront, this program utilizes a revolving funding model. Applicants become eligible to request additional grant funding by successfully completing previously funded marketing projects and demonstrating compliance with program requirements.

Funding Structure

The Historic Downtown Co-Marketing Grant is designed as a revolving grant program that provides businesses with access to marketing funds without requiring significant upfront financial investment.

Eligible applicants may receive up to \$3,000 in grant funding during each City fiscal year which is the annual maximum award. Funding is awarded on a project-by-project basis, and funding requests should reflect the actual anticipated cost of the proposed marketing project.

The City will advance up to \$1,000 for any individual approved marketing project. If the approved project exceeds \$1,000, eligible project costs above the advance amount may be reimbursed following successful completion of the project and verification of compliance with all program requirements, subject to the applicant's annual maximum grant award.

Grant funding is limited to actual eligible project costs. Any grant funds not supported by eligible project expenses will not be funded or if funds were distributed, but not used, may be required to be returned to the City.

Applicants may receive funding for multiple marketing projects throughout the fiscal year until the annual maximum award is reached, provided each previously funded project has successfully met all program requirements.

Only one active grant project may be open at any given time. Applicants become eligible to apply for additional funding after Destination Services staff has verified compliance with all requirements for the previously funded project.

Grant funding is available on a first-come, first-served basis until annual appropriated funds have been awarded, committed, or otherwise obligated.

Eligibility

Business Marketing Projects

Applicants requesting funding to promote an eligible business must meet the following requirements:

1. Be located within the Historic Downtown Buda District as designated by the Buda Main Street Program (see map on page __)
2. Be a legally operating business or organization
3. Be current on all financial obligations to the City of Buda
4. Be compliant with all applicable City codes, permits, and licensing requirements

Event Marketing Projects

Applicants requesting funding to promote an eligible event must meet the following requirements:

1. Host the event within the Historic Downtown District (see map on page __)
 2. Obtain all required City event permits
 3. Follow all applicable City event requirements
-

Eligible

Eligible Marketing Activities

Examples include, but are not limited to:

- Digital advertising
- Social media advertising
- Google advertising
- Print advertising
- Magazine advertising
- Newspaper advertising
- Billboard advertising
- Radio advertising
- Television advertising

- Regional visitor guides
- Tourism publications
- Cooperative advertising campaigns
- Other advertising approved by Destination Services staff

Ineligible Expenses

Examples include:

- Operating expenses
 - Payroll
 - Inventory
 - Office supplies
 - Building improvements
 - Website hosting
 - Website development unrelated to tourism promotion
 - Promotional giveaways
 - Permanent signage
 - Alcohol
 - Entertainment
 - Advertising directed primarily to Buda residents
 - Expenses that do not comply with the Texas Hotel Occupancy Tax Act
-

Eligible Marketing Projects

To qualify for funding, the proposed marketing campaign must:

- Promote tourism to Historic Downtown Buda
- Target audiences outside the City of Buda
- Comply with the Texas Hotel Occupancy Tax Code
- Directly enhance and promote tourism and the hotel industry by including the required Discover Buda, Tx brand/call-to-action
- Be approved by Destination Services staff prior to expenditure
- Meet all branding requirements established by the City of Buda

Destination Services staff may update branding requirements as needed.

Funding Process

Step 1 – Project Planning Meeting

Prior to applying, the applicant shall meet with Destination Services staff to discuss the proposed marketing project and ensure it meets program requirements.

During the meeting, staff will review:

- Marketing goals
- Eligible expenses
- Target audience
- HOT eligibility
- Branding requirements
- Tourism objectives

Step 2 – Application

The applicant submits:

- Completed application
- Marketing proposal
- Draft advertisement or campaign concept
- Cost estimate or quote
- Project timeline

Destination Services staff will review the application and notify the applicant of approval or denial within five (5) business days.

Step 3 – Grant Award

Upon approval, the applicant shall:

- Execute the Grant Agreement
- Submit a completed New Vendor Packet, if one is not already on file with the City.

The City will issue grant funds for the approved project, not to exceed **\$1,000** initially.

Step 4 – Complete the Project

The applicant completes the approved marketing project.

Please note: Any substantial changes to the approved project must receive written approval from Destination Services staff before implementation in order to still be eligible for the approved funding.

Step 5 – Project Closeout Documentation

Within sixty (60) days after completion of the marketing project, or by August 30 of the current fiscal year (whichever occurs first), the applicant shall submit:

- Proof of payment
- Final advertisement
- Documentation demonstrating the advertisement was published or distributed
- Marketing analytics or circulation information, when available
- Any additional documentation requested by the City

Acceptable proof of payment includes:

1. Receipts displaying the transaction number and last four digits of the payment method
2. Canceled check documentation from the issuing financial institution

The following are NOT acceptable as proof of payment:

- Quotes or estimates
- Invoices (unless they also clearly show the invoice has been paid)
- Purchase orders
- Insertion orders
- Advertising agreements or contracts
- Statements of work
- Unpaid receipts
- Pending or declined credit card transactions
- Credit card authorization forms
- Shopping cart or checkout screenshots
- Bank statements that do not identify the vendor or transaction
- Email order confirmations that do not show payment was completed
- Proposals or bids
- In-kind or barter agreements
- Internal accounting records or bookkeeping reports
- Screenshots of a payment being initiated but not completed

Step 6 – Compliance Review

Destination Services staff will review the submitted documentation to verify that:

- Grant funds were used for approved expenses
- The completed project matches the approved application
- The marketing promotes tourism consistent with the Texas Hotel Occupancy Tax Code
- All required branding and tourism messaging were included
- All required documentation has been submitted

Destination Services staff may request additional information if necessary to verify compliance. Applicants that successfully complete the compliance review will be considered **in good standing** and become eligible to submit a new application for another marketing project during the same fiscal year, subject to available funding and the annual maximum award.

Non-Compliance

Applicants may be determined ineligible for additional grant funding if they:

- Fail to submit required post-marketing project documentation
- Spend funds on unapproved expenses
- Materially alter the approved marketing plan or advertising without approval
- Submit false or misleading information
- Fail to comply with grant requirements

The City may require repayment of improperly used funds. Failure to comply with the requirements of any grant-funded project automatically suspends eligibility for future grant funding until the issue is resolved.

Reinstatement of Eligibility

Businesses that become ineligible may regain eligibility by:

- Correcting all outstanding compliance issues
- Repaying improperly used funds, if required
- Successfully completing any corrective actions required by the City

City staff shall determine whether an applicant has satisfied the reinstatement requirements. An applicant may appeal a denial of reinstatement to the City Manager, whose decision shall be final

General Terms and Conditions

The Downtown Co-Marketing Grant Program is administered by the City of Buda Destination Services Division. Participation in the Downtown Co-Marketing Grant Program is subject to the following General Terms and Conditions:

- Submission of an application does not guarantee grant approval or funding.
- Grant funding is contingent upon the availability of funds and annual budget appropriations approved by the Buda City Council.
- The City reserves the right to approve, deny, or partially fund any application based on available funding, program priorities, and compliance with grant requirements.
- The City may request additional information or documentation at any time to evaluate an application, verify compliance, or determine continued eligibility.
- The City reserves the right to interpret and administer these guidelines as necessary to ensure compliance with the Texas Hotel Occupancy Tax Code and the intent of this program.
- The City reserves the right to close or suspend acceptance of new applications once all annual grant funds have been awarded or committed.
- The City reserves the right to modify these program guidelines, application requirements, funding limits, and administrative procedures at the beginning of each fiscal year or as otherwise approved by the City.
- The City reserves the right to suspend, discontinue, or terminate the program at any time. Suspension or termination of the program shall not create an obligation for the City to fund pending or future applications.

Grant Agreement

Prior to receiving any grant funding, applicants shall execute a Grant Agreement acknowledging:

- Acceptance of all program requirements
- Compliance with the Texas Hotel Occupancy Tax Code
- Agreement to provide required documentation
- Agreement that funds may only be used for approved purposes
- Agreement to return grant funds or repay improperly used funds if required by the City of Buda



Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Austin Messerli
Agenda Item ID / Number: 2026-631- / J.2

ITEM TITLE: Deliberation and possible action to award IFB #26-169 to M&C Fonseca Construction Co., for \$357,876.50 to include both the base bid RM967 Sidewalks West of 1626 (M40) and alternative bid for Cabela's Drive Sidewalks (M34), to authorize the City Manager to execute said contract, and to authorize the City Manager to execute potential change orders to the contract (Capital Improvements Program Manager Austin Messerli, P.E.) [PUBLIC TESTIMONY]

1. EXECUTIVE SUMMARY

The City solicited a Request for Bid for the FY26-169 RM967 Sidewalk West of 1626 Project from June 17, 2026, to July 23, 2026. We received five (5) submissions on July 23, 2026. The team reviewed the bids from each qualified submission. To summarize the bids, here was the order lowest to highest: \$357,876.50 from M&C Fonseca Construction Co., \$396,142.35 from Lone Star Sitework, LLC, \$482,730.00 from Liberty Civil Construction, \$520,397.53 from Muniz Concrete Contracting, and \$790,592.00 from AO Services. The bid tabulation is attached for reference. Our design team reviewed the request for bids to confirm there were no miscalculations and provided a letter of recommendation (attached). This was a low bid solicitation.

Construction is anticipated to take 125 calendar days in total, with work starting in September 2026.

2. BACKGROUND/HISTORY

RM967 Sidewalks West of 1626: To improve pedestrian mobility, this project is intended to address the sidewalk gap along RM967, west of FM1626 to Buda Sportsplex Drive. The main purpose of this project is to make it safer and more convenient for people to walk between the Middle School, Buda Championship Park, businesses, and neighborhoods by addressing the gap in the existing sidewalk. The plan is to install a 10' wide concrete sidewalk along the south side of RM967, in dedicated easements, connecting existing sidewalks near McDonald's to the pedestrian crossing at RM967 and Buda Sportsplex Drive. The new sidewalk was planned to be funded by the Sidewalk Fee in Lieu Fund, contributions paid by local commercial developments. All easements and permits have been obtained.

Cabela's Drive Sidewalk: To improve pedestrian mobility, this project was developed to address the sidewalk gap along Cabela's Drive Sidewalk. The main purpose of this project is to make it safer and more convenient for people to walk between businesses and neighborhoods by addressing the gap in the existing sidewalk. This means building sidewalks and filling in missing sections, especially in areas where there are currently breaks in the pedestrian pathways. The plan is to install an 8' concrete sidewalk along the southern side of Cabela's Drive between Rylander Street and Crestview RV entry. No easements were required for this specific project as all work will occur within City right-of-way.

WSB finalized the designs in May 2026.

The Team organized and prepared the project for bid, with advertisements running from June 17 through July 23. The City solicited a request for bids and received five (5) submissions at the Bid Opening on July 23. The five (5) bids were from M&C Fonseca Construction Co., Lone Star

Siteworks, LLC, Liberty Civil Construction, Muniz Concrete Contracting, and AO Services. WSB certified the bid tabulation to confirm there were no miscalculations.

Based on reference checks on the low bidder, Staff recommends awarding the base bid and alternate bid to M&C Fonseca Construction Co. Staff recommends awarding both the base bid and alternate bid, which is Cabela's Drive Sidewalk. There is available funding in the Sidewalk Fee in Lieu fund account and bid prices were deemed appropriate and as expected.

3. ANALYSIS

The City received five (5) bids: \$357,876.50 from M&C Fonseca Construction Co., \$396,142.35 from Lone Star Sitework, LLC, \$482,730.00 from Liberty Civil Construction, \$520,397.53 from Muniz Concrete Contracting, and \$790,592.00 from AO Services. The team reviewed the bid packages for appropriate bonds, reviewed the bid tabs, and called references for the five (5) bids. At the same time, our design team prepared the bid tabulation to confirm there were no miscalculations and a recommendation letter, both of which are attached and provided as references.

Construction costs were planned to be funded by and accounted for within the Sidewalk Fee in Lieu account. There is a balance of \$1,347,007.00 in this fund before bid award.

4. FINANCIAL IMPACT

The recommendation to award M&C Fonseca Construction Co., a contract for \$357,876.50 to include both the base bid to construct RM967 Sidewalks West of 1626 (M40) and the alternative bid for Cabela's Drive Sidewalks (M34). \$357,876.50 is fully funded from the Sidewalk Fee in Lieu fund which has a current balance of approximately \$1,347,007.00 before bid award.

5. STRATEGIC PLAN/GOALS

IMPROVED MOBILITY

6. STRATEGIC PLAN OBJECTIVES

N/A

7. PROS AND CONS

Pros: Fulfillment the 2021 Buda Bond commitment RM967 Sidewalks West of 1626 (M40) and Cabela's Drive Sidewalks (M34). Connects key sidewalk gaps. Award would allow sidewalks along RM967 to be constructed in a timely manner, compliant with easement requirements.

Cons: If not awarded, rebid is not likely to be in the City's favor. If not rebid, sidewalk gaps will remain.

8. ALTERNATIVES

Alternatives include:

- Award only the base bid to Lone Star Sitework, LLC. (the lowest qualified bid for that portion only); do not award Cabela's Drive Sidewalk.
- Rebid with hope the cost is reduced and receive additional bidders.
- Not award project to any contractor.

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Approve award to M&C Fonseca Construction Co. for \$357,876.50 for the construction of RM967 Sidewalks West of 1626 (M40) and Cabela's Drive Sidewalks (M34), to authorize the City Manager to execute said contract and any potential change orders associated with the contract, not to exceed the amount permitted under State law.

Attachments:

[Presentation - Sidewalk Construction.pdf](#)

[2026-631-K2 RM967Sidewalks Bid Tab.pdf](#)

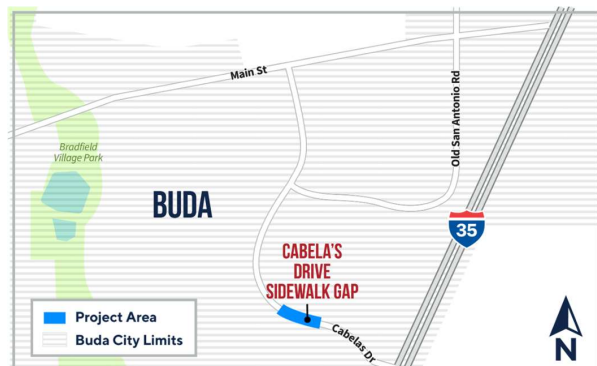
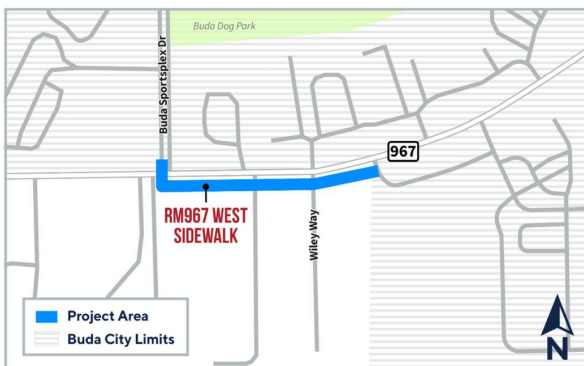
[2026-631-K2 - RM967Sidewalks Letter of Recommendation.pdf](#)

RM967 Sidewalk and Cabela's Drive Construction Overview

- Anticipated Start: September 2026
- Duration: 125 Calendar Days
- Project includes:
 - RM967 Sidewalk West of 1626: Install 10' wide concrete sidewalk along the south side of RM 967.
 - Cabela's Drive Sidewalk: Install 8' sidewalks along Cabela's Drive, between Rylander Street and entry to Crestview RV.
- Issued for Bid – Low Bid procurement
- Cabela's Drive Sidewalk project was listed as an Add Alternate Bid
- Funding Source: Sidewalk Fee in Lieu



RM967 Sidewalk and Cabela's Drive Sidewalk Locations



RM967 Sidewalk Base Bid and Cabela's Drive Alt Bid Totals



Contractor	RM967 Sidewalk (Base Bid)	Cabela's Drive Sidewalk (Add Alt Bid)	Total Base Bid + Add Alt Bid
M&C Fonseca Construction Co., Inc.	\$313,471.50	\$44,405.00	\$357,876.50
Lone Star Sitework, LLC	\$289,150.55	\$106,991.80	\$396,142.35
Liberty Civil Construction	\$391,466.00	\$91,264.00	\$482,730.00
Muniz Concrete Contracting	\$397,875.53	\$122,522.00	\$520,397.53
AO Services	\$606,520.00	\$184,072.00	\$790,592.00

Engineer's estimate
 RM967 Sidewalk \$356,571.60
 Cabela's Drive Sidewalk \$91,174.65
 Total \$447,746.25

Funding Source: Sidewalk Fee in Lieu
 Current Balance: \$1.34M
 Balance After Construction Award: ~\$989,130.50





BID TABULATION - RM 967 SIDEWALKS WEST OF FM 1626

CITY OF BUDA

BASE BID - RM 967 Sidewalks West of FM 1626

					Engineer's Estimate		M&C Fonseca Construction Co., Inc.		Lone Star Sitework, LLC		Liberty Civil Construction		Muniz Concrete Contracting		AO Services	
Bid Item	Specification	Description	Qty	Unit	Unit Price	Cost	Unit Price	Cost	Unit Price	Cost	Unit Price	Cost	Unit Price	Cost	Unit Price	Cost
1	COA 700S	MOBILIZATION, BONDS, AND INSURANCE (5% max of base bid)	1	LS	\$ -	\$ 16,979.60	\$ 14,000.00	\$ 14,000.00	\$ 12,900.00	\$ 12,900.00	\$ 17,500.00	\$ 17,500.00	\$ 18,600.43	\$ 18,600.43	\$ 26,408.00	\$ 26,408.00
2	COA 101S	REMOVE ASPHALT DRIVEWAY	1510	SF	\$ 5.00	\$ 7,550.00	\$ 3.00	\$ 4,530.00	\$ 1.50	\$ 2,265.00	\$ 2.00	\$ 3,020.00	\$ 6.00	\$ 9,060.00	\$ 7.00	\$ 10,570.00
3	COA 101S	REMOVE GRAVEL DRIVE	641	SF	\$ 5.00	\$ 3,205.00	\$ 1.50	\$ 961.50	\$ 1.50	\$ 961.50	\$ 2.00	\$ 1,282.00	\$ 3.00	\$ 1,923.00	\$ 13.00	\$ 8,333.00
4	TxDOT 104	REMOVE CONCRETE PAVEMENT	552	SF	\$ 5.00	\$ 2,760.00	\$ 4.00	\$ 2,208.00	\$ 4.40	\$ 2,428.80	\$ 6.00	\$ 3,312.00	\$ 6.00	\$ 3,312.00	\$ 20.00	\$ 11,040.00
5	COA 508S	REMOVE SAFETY END TREATMENT	3	EA	\$ 1,000.00	\$ 3,000.00	\$ 800.00	\$ 2,400.00	\$ 650.00	\$ 1,950.00	\$ 250.00	\$ 750.00	\$ 1,000.00	\$ 3,000.00	\$ 2,436.00	\$ 7,308.00
6	COA 101S	REMOVE 18" RCP	56	LF	\$ 10.00	\$ 560.00	\$ 45.00	\$ 2,520.00	\$ 24.50	\$ 1,372.00	\$ 35.00	\$ 1,960.00	\$ 50.00	\$ 2,800.00	\$ 202.00	\$ 11,312.00
7	COA 610	REMOVE TREE	5	EA	\$ 3,000.00	\$ 15,000.00	\$ 1,500.00	\$ 7,500.00	\$ 300.00	\$ 1,500.00	\$ 570.00	\$ 2,850.00	\$ 1,250.00	\$ 6,250.00	\$ 1,733.00	\$ 8,665.00
8	COA 702S	REMOVE WIRE FENCE	542	LF	\$ 10.00	\$ 5,420.00	\$ 3.00	\$ 1,626.00	\$ 5.00	\$ 2,710.00	\$ 6.00	\$ 3,252.00	\$ 9.00	\$ 4,878.00	\$ 6.00	\$ 3,252.00
9	COA 702S	REMOVE WOOD FENCE	180	LF	\$ 10.00	\$ 1,800.00	\$ 4.00	\$ 720.00	\$ 7.30	\$ 1,314.00	\$ 10.00	\$ 1,800.00	\$ 18.00	\$ 3,240.00	\$ 8.00	\$ 1,440.00
10	COA 101S	PROTECT POWER POLE	9	EA	\$ 1,000.00	\$ 9,000.00	\$ 1,000.00	\$ 9,000.00	\$ 100.00	\$ 900.00	\$ 115.00	\$ 1,035.00	\$ 1,800.00	\$ 16,200.00	\$ 1,155.00	\$ 10,395.00
11	COA 101S	PROTECT TRAFFIC SIGNAL BOX	1	EA	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 200.00	\$ 200.00	\$ 115.00	\$ 115.00	\$ 500.00	\$ 500.00	\$ 578.00	\$ 578.00
12	COA 101S	PROTECT PEDESTRIAN SIGNAL BOX	1	EA	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	\$ 150.00	\$ 150.00	\$ 115.00	\$ 115.00	\$ 500.00	\$ 500.00	\$ 578.00	\$ 578.00
13	COA 610	PROTECT TREE	1	EA	\$ 1,500.00	\$ 1,500.00	\$ 400.00	\$ 400.00	\$ 700.00	\$ 700.00	\$ 570.00	\$ 570.00	\$ 650.00	\$ 650.00	\$ 578.00	\$ 578.00
14	TxDOT 0560	RELOCATE MAILBOX	3	EA	\$ 1,500.00	\$ 4,500.00	\$ 500.00	\$ 1,500.00	\$ 200.00	\$ 600.00	\$ 400.00	\$ 1,200.00	\$ 350.00	\$ 1,050.00	\$ 722.00	\$ 2,166.00
15	TxDOT 0560	MAILBOX INSTALL-M (TWG-POST) TY 1	3	EA	\$ -	\$ -	\$ 1,200.00	\$ 3,600.00	\$ 250.00	\$ 750.00	\$ 890.00	\$ 2,670.00	\$ 1,250.00	\$ 3,750.00	\$ 3,206.00	\$ 9,618.00
16	COA 433S	COA TYPE II CONCRETE DRIVEWAY	2078	SF	\$ 10.00	\$ 20,780.00	\$ 12.50	\$ 25,975.00	\$ 12.50	\$ 25,975.00	\$ 14.00	\$ 29,092.00	\$ 18.00	\$ 37,404.00	\$ 23.00	\$ 47,794.00
17	TxDOT 0530	ASPHALT DRIVEWAY	1005	SF	\$ 6.00	\$ 6,030.00	\$ 6.50	\$ 6,532.50	\$ 5.95	\$ 5,979.75	\$ 20.00	\$ 20,100.00	\$ 20.22	\$ 20,321.10	\$ 27.00	\$ 27,135.00
18	TxDOT 0530	GRAVEL DRIVEWAY	660	SF	\$ 5.00	\$ 3,300.00	\$ 5.00	\$ 3,300.00	\$ 6.50	\$ 4,290.00	\$ 3.00	\$ 1,980.00	\$ 7.00	\$ 4,620.00	\$ 12.00	\$ 7,920.00
19	COA 432S	CONCRETE SIDEWALK (Includes excavation, construction per City detail)	7157	SF	\$ 12.00	\$ 85,884.00	\$ 11.50	\$ 82,305.50	\$ 11.90	\$ 85,168.30	\$ 11.00	\$ 78,727.00	\$ 12.00	\$ 85,884.00	\$ 18.00	\$ 128,826.00
20	TxDOT 0531	TXDOT TYPE I RAMP	1	EA	\$ 4,500.00	\$ 4,500.00	\$ 4,500.00	\$ 4,500.00	\$ 2,500.00	\$ 2,500.00	\$ 1,700.00	\$ 1,700.00	\$ 2,500.00	\$ 2,500.00	\$ 1,271.00	\$ 1,271.00
21	COA 432S	CITY OF AUSTIN RAMP 432S-3F	2	EA	\$ 3,500.00	\$ 7,000.00	\$ 5,500.00	\$ 11,000.00	\$ 2,900.00	\$ 5,800.00	\$ 1,800.00	\$ 3,600.00	\$ 1,850.00	\$ 3,700.00	\$ 1,242.00	\$ 2,484.00
22	COA 871S	REFL PAV MARK TY I (W) 24" (SLD)	70	LF	\$ 25.00	\$ 1,750.00	\$ 15.00	\$ 1,050.00	\$ 16.00	\$ 1,120.00	\$ 42.00	\$ 2,940.00	\$ 10.00	\$ 700.00	\$ 61.00	\$ 4,270.00
23	COA 410S	BRIDGE CONCRETE FLUME	5	EA	\$ 4,500.00	\$ 22,500.00	\$ 6,500.00	\$ 32,500.00	\$ 2,950.00	\$ 14,750.00	\$ 7,000.00	\$ 35,000.00	\$ 4,250.00	\$ 21,250.00	\$ 9,597.00	\$ 47,985.00
24	TxDOT 0464	RC PIPE (CL III)(18 IN)	111	LF	\$ 80.00	\$ 8,880.00	\$ 85.00	\$ 9,435.00	\$ 130.00	\$ 14,430.00	\$ 130.00	\$ 14,430.00	\$ 160.00	\$ 17,760.00	\$ 182.00	\$ 20,202.00
25	TxDOT 0467	SET (TY II) (18IN) (TP) (6:1) (P)	5	EA	\$ 3,500.00	\$ 17,500.00	\$ 3,500.00	\$ 17,500.00	\$ 2,995.00	\$ 14,975.00	\$ 2,800.00	\$ 14,000.00	\$ 3,500.00	\$ 17,500.00	\$ 3,164.00	\$ 15,820.00
26	COA 701S	WIRE FENCE	414	LF	\$ 50.00	\$ 20,700.00	\$ 7.00	\$ 2,898.00	\$ 24.50	\$ 10,143.00	\$ 35.00	\$ 14,490.00	\$ 12.00	\$ 4,968.00	\$ 18.00	\$ 7,452.00
27	COA 701S	WOOD FENCE	160	LF	\$ 50.00	\$ 8,000.00	\$ 17.00	\$ 2,720.00	\$ 27.30	\$ 4,368.00	\$ 48.00	\$ 7,680.00	\$ 65.00	\$ 10,400.00	\$ 29.00	\$ 4,640.00
28	COA 701S	TEMPORARY FENCE	234	LF	\$ 6.00	\$ 1,404.00	\$ 7.00	\$ 1,638.00	\$ 12.50	\$ 2,925.00	\$ 18.00	\$ 4,212.00	\$ 9.00	\$ 2,106.00	\$ 12.00	\$ 2,808.00
29	COA 701S	GATE	1	EA	\$ 2,000.00	\$ 2,000.00	\$ 1,000.00	\$ 1,000.00	\$ 4,200.00	\$ 4,200.00	\$ 2,900.00	\$ 2,900.00	\$ 3,550.00	\$ 3,550.00	\$ 5,775.00	\$ 5,775.00
30	COA 648S	EROSION CONTROL LOG	16	EA	\$ 100.00	\$ 1,600.00	\$ 250.00	\$ 4,000.00	\$ 114.00	\$ 1,824.00	\$ 122.00	\$ 1,952.00	\$ 108.00	\$ 1,728.00	\$ 124.00	\$ 1,984.00
31	COA 642S	SILT FENCE (INSTALL AND REMOVE)	482	LF	\$ 7.00	\$ 3,374.00	\$ 6.00	\$ 2,892.00	\$ 6.60	\$ 3,181.20	\$ 6.00	\$ 2,892.00	\$ 8.00	\$ 3,856.00	\$ 5.00	\$ 2,410.00
32	COA 641S	CONSTRUCTION ENTRANCE	1	LS	\$ 3,500.00	\$ 3,500.00	\$ 2,200.00	\$ 2,200.00	\$ 5,500.00	\$ 5,500.00	\$ 1,200.00	\$ 1,200.00	\$ 3,255.00	\$ 3,255.00	\$ 1,157.00	\$ 1,157.00
33	COA 602S	SOD	1810	SY	\$ 12.00	\$ 21,720.00	\$ 6.00	\$ 10,860.00	\$ 10.00	\$ 18,100.00	\$ 12.00	\$ 21,720.00	\$ 15.00	\$ 27,150.00	\$ 42.00	\$ 76,020.00
34	COA 602S	SOD WATERING	1	LS	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 9,500.00	\$ 9,500.00	\$ 4,700.00	\$ 4,700.00	\$ 5,000.00	\$ 5,000.00	\$ 47,553.00	\$ 47,553.00
35		CONCRETE WASHOUT	1	EA	\$ 2,000.00	\$ 2,000.00	\$ 1,200.00	\$ 1,200.00	\$ 1,500.00	\$ 1,500.00	\$ 520.00	\$ 520.00	\$ 1,500.00	\$ 1,500.00	\$ 520.00	\$ 520.00
36		SWPPP - PREPARE, PERMIT	1	LS	\$ 5,000.00	\$ 5,000.00	\$ 2,500.00	\$ 2,500.00	\$ 3,000.00	\$ 3,000.00	\$ 13,300.00	\$ 13,300.00	\$ 4,200.00	\$ 4,200.00	\$ 6,353.00	\$ 6,353.00
37	COA 803S	BARRICADES, SIGNS, AND TRAFFIC HANDLING	3	MTH	\$ 5,000.00	\$ 15,000.00	\$ 2,500.00	\$ 7,500.00	\$ 3,740.00	\$ 11,220.00	\$ 9,300.00	\$ 27,900.00	\$ 750.00	\$ 2,250.00	\$ 1,675.00	\$ 5,025.00
38	COA 101S	DECOMMISSION OF SEPTIC SYSTEM AND TIE-IN TO CITY SEWER	1	LS	\$ 15,875.00	\$ 15,875.00	\$ 22,000.00	\$ 22,000.00	\$ 8,000.00	\$ 8,000.00	\$ 45,000.00	\$ 45,000.00	\$ 40,560.00	\$ 40,560.00	\$ 28,875.00	\$ 28,875.00
BASE BID TOTAL						\$ 356,571.60		\$ 313,471.50		\$ 289,150.55		\$ 391,466.00		\$ 397,875.53		\$ 606,520.00

ALTERNATE BID NO. 1 - Cabela's Drive Sidewalk

					Engineer's Estimate		M&C Fonseca Construction Co., Inc.		Lone Star Sitework, LLC		Liberty Civil Construction		Muniz Concrete Contracting		AO Services	
Bid Item	Specification	Description	Qty	Unit	Unit Price	Cost	Unit Price	Cost	Unit Price	Cost	Unit Price	Cost	Unit Price	Cost	Unit Price	Cost
1	COA 700S	MOBILIZATION, BONDS, AND INSURANCE (5% max of alt bid no. 1)	1	LS	\$ -	\$ 4,341.65	\$ 2,000.00	\$ 2,000.00	\$ 8,100.00	\$ 8,100.00	\$ 4,500.00	\$ 4,500.00	\$ 5,825.00	\$ 5,825.00	\$ 6,353.00	\$ 6,353.00
2	COA 101S	PREPARING ROW	0.12	AC	\$ 8,750.00	\$ 1,050.00	\$ 10,000.00	\$ 1,200.00	\$ 3,500.00	\$ 420.00	\$ 10,000.00	\$ 1,200.00	\$ 25,000.00	\$ 3,000.00	\$ 40,000.00	\$ 4,800.00
3	COA 104S	REMOVE P.C. CONCRETE SIDEWALKS AND DRIVEWAYS	176	SF	\$ 8.00	\$ 1,408.00	\$ 4.00	\$ 704.00	\$ 6.10	\$ 1,073.60	\$ 9.00	\$ 1,584.00	\$ 6.00	\$ 1,056.00	\$ 70.00	\$ 12,320.00
4	COA 111S	EXCAVATION	77	CY	\$ 35.00	\$ 2,695.00	\$ 8.00	\$ 616.00	\$ 36.00	\$ 2,772.00	\$ 50.00	\$ 3,850.00	\$ 45.00	\$ 3,465.00	\$ 511.00	\$ 39,347.00
5	COA 132S	EMBANKMENT	13	CY	\$ 35.00	\$ 455.00	\$ 8.00	\$ 104.00	\$ 68.00	\$ 884.00	\$ 55.00	\$ 715.00	\$ 35.00	\$ 455.00	\$ 511.00	\$ 6,643.00
6	COA 430S	P.C. CONCRETE CURB (FINE GRADING)	124	LF	\$ 20.00	\$ 2,480.00	\$ 45.00	\$ 5,580.00	\$ 45.00	\$ 5,580.00	\$ 45.00	\$ 5,580.00	\$ 42.00	\$ 5,208.00	\$ 73.00	\$ 9,052.00
7	COA 432S	NEW P.C. CONCRETE SIDEWALKS, 4 INCH THICKNESS	424	SY	\$ 110.00	\$ 46,640.00	\$ 11.50	\$ 4,876.00	\$ 12.80	\$ 5,427.20	\$ 85.00	\$ 36,040.00	\$ 108.00	\$ 45,792.00	\$ 110.00	\$ 46,640.00
8	COA 432S	P.C. SIDEWALK CURB RAMP WITH PAVERS (TYPE IB)	2	EA	\$ 3,500.00	\$ 7,000.00	\$ 5,000.00	\$ 10,000.00	\$ 2,300.00	\$ 4,600.00	\$ 2,000.00	\$ 4,000.00	\$ 2,500.00	\$ 5,000.00	\$ 2,460.00	\$ 4,920.00
9	COA 470S	CURB CUTS FOR SIDEWALK RAMPS	3	LF	\$ 30.00	\$ 90.00	\$ 800.00	\$ 2,400.00	\$ 550.00	\$ 1,650.00	\$ 900.00	\$ 2,700.00	\$ 500.00	\$ 1,500.00	\$ 578.00	\$ 1,734.00
10	COA 504S	ADJUSTING WATER VALVE BOXES TO GRADE	5	EA	\$ 800.00	\$ 4,000.00	\$ 500.00	\$ 2,500.00	\$ 550.00	\$ 2,750.00	\$ 700.00	\$ 3,500.00	\$ 850.00	\$ 4,250.00	\$ 1,655.00	\$ 8,275.00
11	TxDOT 7172	RELOCATE FIRE HYDRANT	1	EA	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 2,500.00	\$ 6,550.00	\$ 6,550.00	\$ 9,000.00	\$ 9,000.00	\$ 28,356.00	\$ 28,356.00	\$ 5,391.00	\$ 5,391.00
12	COA 602S	SOD	315	SY	\$ 12.00	\$ 3,780.00	\$ 6.00	\$ 1,890.00	\$ 13.00	\$ 4,095.00	\$ 15.00	\$ 4,725.00	\$ 15.00	\$ 4,725.00	\$ 45.00	\$ 14,175.00
13	COA 602S	SOD WATERING	1	LS	\$ 3,000.00	\$ 3,000.00	\$ 2,000.00	\$ 2,000.00	\$ 2,750.00	\$ 2,750.00	\$ 1,200.00	\$ 1,200.00	\$ 1,700.00	\$ 1,700.00	\$ 16,310.00	\$ 16,310.00
14	COA 648S	MULCH SOCK FOR EROSION CONTROL	505	LF	\$ 7.00	\$ 3,535.00	\$ 7.00	\$ 3,535.00	\$ 110.00	\$ 55,550.00	\$ 10.00	\$ 5,050.00	\$ 18.00	\$ 9,090.00	\$ 10.00	\$ 5,050.00
15	TxDOT 644	RELOCATE EXISTING SIGN AND ADD RELFECTIVE TAPE	1	EA	\$ 1,200.00	\$ 1,200.00	\$ 800.00	\$ 800.00	\$ 450.00	\$ 450.00	\$ 1,600.00	\$ 1,600.00	\$ 850.00	\$ 850.00	\$ 867.00	\$ 867.00
16		CONCRETE WASHOUT	1	EA	\$ 2,000.00	\$ 2,000.00	\$ 1,200.00	\$ 1,200.00	\$ 600.00	\$ 600.00	\$ 520.00	\$ 520.00	\$ 1,500.00	\$ 1,500.00	\$ 520.00	\$ 520.00
17	COA 803S	BARRICADES, SIGNS, AND TRAFFIC HANDLING	1	MO	\$ 5,000.00	\$ 5,000.00	\$ 2,500.00	\$ 2,500.00	\$ 3,740.00	\$ 3,740.00	\$ 5,500.00	\$ 5,500.00	\$ 750.00	\$ 750.00	\$ 1,675.00	\$ 1,675.00
			ALT BID NO. 1 TOTAL			\$ 91,174.65	\$ 44,405.00		\$ 106,991.80		\$ 91,264.00			\$ 122,522.00		\$ 184,072.00

TO: Austin Messerli – City of Buda

FROM: Angellia Points, P.E. – WSB

SUBJECT: RM 967 Sidewalks West of FM 1626
Recommendation for Award

DATE: 07/28/2026

PROJECT: 26-169 – RM 967 Sidewalks West of FM 1626

Mr. Messerli,

Competitive sealed bids were received from five (5) bidders on 23 July 2026, at 2:00 pm for the above-mentioned project. The bidders and their bid amounts were read out loud at the opening, which was held at City Hall, in Buda, TX via Bonfire. The bid price tabulation is provided as an attachment.

Review of Bids

M&C Fonseca Construction Co., of Granite Shoals, TX, was the apparent low bidder after bid verification of unit costs and quantities with a base bid of \$313,471.50, alt bid of \$44,405.00, for a total of \$357,876.50. Lone Star Sitework, LLC base bid was \$289,150.55, alt bid was \$106,991.80, for a total of \$396,142.35. Liberty Civil Construction base bid was \$391,466.00, alt bid was \$91,264.00, for a total of \$482,730.00. Muniz Concrete Contracting base bid was \$397,875.53, alt bid was \$122,522.00, for a total of \$520,397.53. AO Services base bid was \$606,520.00, alt bid was \$184,072.00, for a total of \$790,592.00.

WSB provided an engineer's estimate of \$356,571.60 for the base bid and an engineer's estimate of \$91,174.65 for the alt. bid for the project, for a total of \$447,746.25. WSB compared anticipated unit prices with the bidder's unit prices. Generally, there were some unit prices similar or under WSB's estimate while a few were higher.

WSB recommends that a construction contract be negotiated and awarded to M&C Fonseca Construction Co., of Granite Shoals, TX, based off the base bid amount of \$313,471.50, alt bid of \$44,405.00, for a total of \$357,876.50. M&C Fonseca Construction Co. submitted the lowest overall bid among all bids received and is therefore recommended for the RM 967 Sidewalks West of FM 1626. Also, M&C Fonseca Construction Co. previously worked for the City of Buda on the Onion Creek Trail project, where they successfully completed the project.

Respectfully,



Angellia Points, P.E.
Senior Project Manager – WSB



Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Wendy Smith
Agenda Item ID / Number: 2026-630- / J.3

ITEM TITLE: Deliberation and possible action related to downtown pedestrian crossing improvements (Assistant City Manager Wendy L. Smith) [PUBLIC TESTIMONY]

1. EXECUTIVE SUMMARY

Councilmember Matt Smith requested that staff re-visit pedestrian crossing improvements downtown. Options were presented to the Council Mobility Committee in June 2026, at which time the Committee recommended installation of pedestrian-actuated flashing signage at the Peach Street (near Brooklyn's/City Parking Lot) and Ash Street (Welcome Center) crosswalks.

2. BACKGROUND/HISTORY

In March 2024, Council received a presentation on various options for improving pedestrian mobility downtown. At that time, Council approved 1) the Mobility Committee's recommendation to use luminescent thermoplastic paint with standard, non-flashing pedestrian crossing signage in lieu of more robust staff-recommended measures; 2) striping the new crosswalk on Main by the Welcome Center but holding off on new crosswalks south of 967 (such as at 2770) to be completed with bond projects/after TxDOT turnback; 3) re-striping existing crosswalks, as needed, along the corridor; and pausing consideration of crosswalks at 967/Austin St and 967/San Marcos St pending Austin St Reconstruction Project and TxDOT turnback. During discussion of the item, Councilmember Matt Smith requested periodic review of downtown pedestrian crossings. He requested that the item be considered again in Spring 2026. Staff took options to the Council Mobility Committee for discussion and recommendation(s) in June 2026.

3. ANALYSIS

Pedestrian improvements are consistent with the City Council's Strategic Plan objective to create a more walkable, pedestrian-friendly Buda Downtown.

4. FINANCIAL IMPACT

The cost estimate is \$3,500 per intersection plus in-house installation.

5. STRATEGIC PLAN/GOALS

HISTORIC AND VIBRANT DOWNTOWN

6. STRATEGIC PLAN OBJECTIVES

Create a more walkable, pedestrian-friendly Buda Downtown

7. PROS AND CONS

Pros: Increased pedestrian safety in downtown Buda.

Cons: Some Councilmembers previously expressed concern over visual clutter from lighted signage.

8. ALTERNATIVES

Alternatives include those in the presentation or leaving the crosswalks in their current condition.

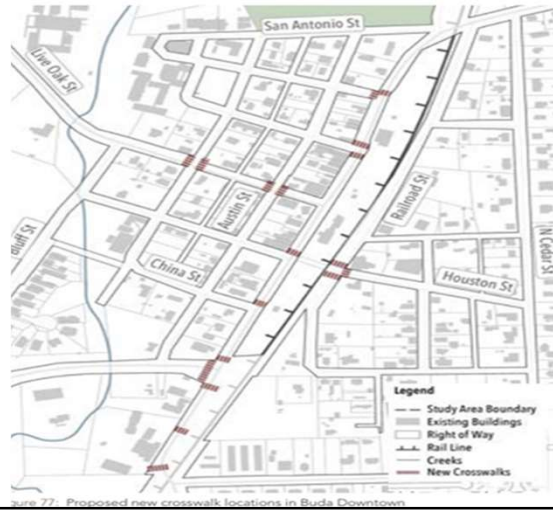
9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Approve the Council Mobility Committee's recommendation of pedestrian actuated flashing pedestrian crossing signage.Â

Attachments:

[Presentation - Downtown Crosswalks 08042026.pdf](#)

DOWNTOWN MASTER PLAN



1

TRADITIONAL CROSSWALK (PAINT)



2

FLASHING SIGNAGE WITH CROSSWALK



BudaTx breathe
easy here.

3

FLASHING SIGN PLUS CROSSWALK WARNING LIGHTS



BudaTx breathe
easy here.

4

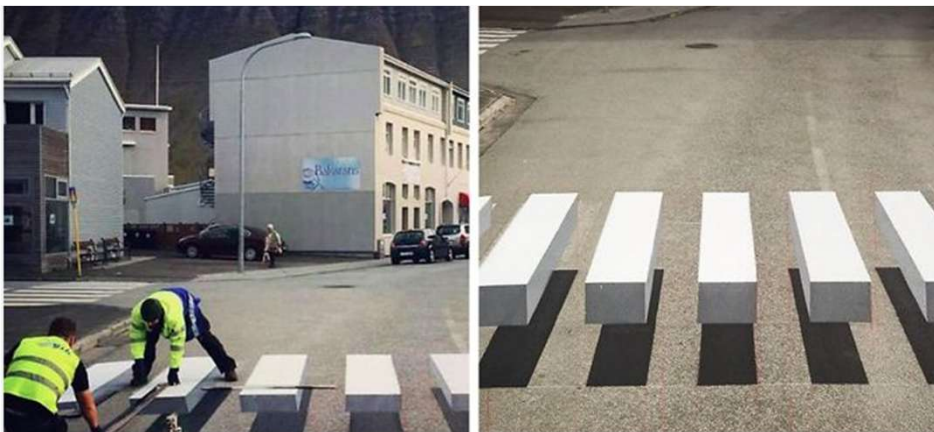
IN-ROAD LED LIGHTS



BudaTx breathe
easy here.

5

3D PAINTED CROSSWALK



BudaTx breathe
easy here.

6

RAISED CROSSWALK CITY PORTION ONLY



BudaTx breathe
easy here.

7

PEDESTRIAN ACTUATED FLASHING BEACONS



BudaTx breathe
easy here.

8



Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Alicia Ramirez, City Clerk
Agenda Item ID / Number: 2026-623- / J.4

ITEM TITLE: Deliberation and possible action to consider an Ordinance on first and final reading and to adopt said Ordinance ordering a General Election to be held in the City of Buda, Texas, on Tuesday, November 3, 2026, for the purpose of electing a Mayor, Councilmember At-Large Position 2, and a Councilmember Single Member District B; establishing early voting locations and polling places for this election; making provisions for conducting the election; and providing for a runoff election in the City of Buda (City Clerk Alicia Ramirez) [PUBLIC TESTIMONY]

1. EXECUTIVE SUMMARY

Adoption of this Ordinance will set the election for the November 3, 2026, election.

2. BACKGROUND/HISTORY

The Ordinance ordering the General Election is a routine action required by the Election Code 3.005(a) to set the date of the election, possible runoff, and place for early voting.

The last possible date to order this election is Monday, August 17, 2026, which is also the last day to file for candidacy.

3. ANALYSIS

The General Election will be conducted to fill full terms for Mayor, Councilmember At-Large Position 2, and Councilmember Single Member District B. The first day to file for a place on the General Election Ballot is July 18, 2026. The last day to file is August 17, 2026.

The City contracts with Hays County to conduct the election. The Commissioner's Court will vote on the early voting schedule and polling locations at their August meeting. In November elections, the city uses county precinct and polling places.

4. FINANCIAL IMPACT

The City has budgeted \$19,000 for elections in the Fiscal Year 2026 Budget. The Council will consider approving the Hays County contracts to conduct the elections in August.

5. STRATEGIC PLAN/GOALS

OTHER

6. STRATEGIC PLAN OBJECTIVES

Other

7. PROS AND CONS

Not applicable.

8. ALTERNATIVES

Not applicable.

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Staff requests consideration by Council to adopt the ordinance calling for the general election.

Attachments:

[k4 ORD Election Order general election.pdf](#)

ORDINANCE NO. 2026-__

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BUDA, TEXAS, ORDERING A GENERAL ELECTION TO BE HELD IN THE CITY OF BUDA, TEXAS, ON TUESDAY, NOVEMBER 3, 2026 FOR THE PURPOSES OF ELECTING A MAYOR AND TWO COUNCIL MEMBERS, AND ESTABLISHING AN EARLY VOTING LOCATION AND POLLING PLACE FOR THIS ELECTION; MAKING PROVISIONS FOR THE CONDUCT OF THE ELECTION; AND PROVIDING FOR A RUNOFF ELECTION IN THE CITY OF BUDA, IF NECESSARY

WHEREAS, the City of Buda (“hereinafter “City”), has found a necessity under the Charter of the City of Buda, Texas and the laws of the State of Texas to hold a general election to fill the positions of Councilmember At-Large Position 1 and Councilmember Single Member District c; and

WHEREAS, the Texas Election Code places a legal duty upon the City to call the election by order; and

WHEREAS, the City’s Charter requires a general election to be called and the City has chosen to call the general election by ordinance; and

WHEREAS, the City Council of the City finds that approving a general election in this instance is in the best interest of the public and the City and hereby authorizes the execution, delivery, approval or acceptance, as applicable, of the documents referenced herein; and

WHEREAS, the City will hold a general election on November 3, 2026, to fill the position of Mayor, Councilmember At-Large Position 2 and Councilmember Single Member District B, for a term ending November 2029, to be elected by a majority of those votes cast;

WHEREAS, should any candidate for an office in the general municipal election fail to receive a majority of all the votes cast for such office, then in that event, it shall be the duty of the City Council to order a runoff election for each position to which no one was elected as required by Section 4.05 of the City Charter; and

WHEREAS, the election will be held as a joint election pursuant to Chapter 271 of the Texas Election Code and a joint election agreement to be entered into with the City and the other participating entities located in Hays County, which are holding on said Election Date; and

WHEREAS, the meetings at which this Ordinance is considered are open to the public as required by law, and public notice of the time, place, and purpose of said meetings was given as required by Title 5, Chapter 551, Texas Government Code.

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

Section 1. RECITALS.

The recitals set forth in the preamble hereof are incorporated herein and shall have the same force and effect as if set forth in this Section. Capitalized terms used herein shall have the meaning assigned in the preamble hereof unless otherwise defined.

Section 2. CALLING OF A GENERAL MUNICIPAL ELECTION.

A general election will be held on November 3, 2026, in the City of Buda, Texas, for the purpose of electing a regular City officer as listed below:

- a. One (1) City Councilmember to be elected for Mayor by a majority of those votes cast; and
- b. one (1) City Councilmember be elected for At-Large Position 2 by a majority of those votes cast; and
- c. one (1) City Councilmember be elected for Single Member District (SMD) B by a majority of those votes cast.

Section 3. CALLING OF A RUNOFF ELECTION.

In the event that in the general election or special election herein ordered for any office, no candidate receives a majority of all the votes cast for such office, and the City Council calls for a run-off election for each such position, there shall be held a run-off election pursuant to Section 4.05 of the City of Buda City Charter, to be held on Saturday, December 12, 2026, between the hours of 7:00 A.M. and 7:00 P.M., which shall not be earlier than twenty (20) days before, or forty-five (45) days after, the date of completion of the final canvass of the main election. (EC 2.025)

Section 4. JOINT ELECTION, ELECTION DATE, POLLING PLACES, AND ELECTION JUDGES.

Joint Election. The City is located in Hays County, and therefore, the Hays County Elections Administrator is conducting the election pursuant to an election agreement (the "Election Agreement") between the City and Hays County as authorized under Section 31.092 of the Texas Election Code. The election shall be held as a joint election pursuant to Chapter 271 of the Texas Election Code and a joint election agreement to be entered into between the City and the other participating entities located in Hays County, which are holding an election on [ELECTION DATE].

Election Date. An election shall be held in the City as prescribed by applicable law between the hours of 7:00 A.M. and 7:00 P.M. on November 3, 2026.

Precincts and Polling Places. The City election precincts and polling places within the City designated for holding the election shall be determined by Hays County and conducted at the polling places used for the Hays County General Election, which will be attached hereto as Exhibit "A" to this Ordinance, and such exhibit is incorporated herein by reference for all purposes. **Exhibit "A"** may be revised as necessary to conform to the final polling locations as instructed by Hays County. Hays County's election equipment shall be used to conduct the election. The City's Internet website is: <https://budatx.gov/>.

Election Judges. The election judges shall be appointed in accordance with the Election Agreement and the Texas Election Code, as amended. The City Council hereby appoints, for the term of such election, the presiding election judge(s) and alternate election judge(s) as being those designated by the Hays County Elections Administrator.

Section 5. ELECTION CLERK.

Unless otherwise directed by the County, the Presiding Judge shall appoint not less than two nor more than five resident qualified electors of the City to act as clerks to properly conduct the election. However, if the Presiding Judge appointed actually serves, the Alternate Presiding Judge shall serve as one of the clerks. The appointment of such clerks must include a person fluent in the Spanish language to serve as a clerk to render oral aid in the Spanish language to any voter desiring such aid at the polls on election day. In the absence of the Presiding Judge, the Alternate Presiding Judge shall perform the duties of the Presiding Judge.

Section 6. DATES, TIMES, AND PLACES FOR EARLY VOTING.

Early voting in the election by personal appearance shall be conducted at the dates, times, and polling places as attached hereto as **Exhibit "A"** to this Ordinance, and such exhibit is incorporated herein by reference for all purposes. Exhibit "A" may be revised as necessary to conform to the final early voting polling locations as instructed by Hays County.

Early Voting Clerk. The City Council hereby appoints the Hays County Elections Administrator as the City of Buda Election Officer and Early Voting Clerk. The Early Voting Clerk's mailing address to which applications for ballots by mail may be sent is as follows:

Jennifer Doinoff
Hays County Elections Administrator
712 South Stagecoach Trail, Suite 1045
San Marcos, Texas 78666

Additional contact information for the Early Voting Clerk is provided below:

Telephone: (512) 393-7310

Email: elections@co.hays.tx.us

Website: [Hays County Voter Registration \(hayscountytexas.com\)](https://www.hayscountytexas.gov/elections/voter-registration)

(<https://www.hayscountytexas.gov/elections/voter-registration>) and

Ballot by Mail: [BBM & UOCAVA | Hays County Govt \(hayscountytexas.com\)](https://www.hayscountytexas.gov/elections/bbm-and-uocava)

(<https://www.hayscountytexas.gov/elections/bbm-and-uocava>)

Section 7. VOTING BY MAIL.

Applications for voting by mail for all residents of the City shall be submitted by personal delivery not later than October 23, 2026, or shall be mailed to the address in Section 6 and received (not postmarked) by October 23, 2026. [EC 84.007(d)]

Section 8. CONDUCT AND CANVASS OF ELECTION.

Said elections shall be conducted and the results canvassed and announced as prescribed by the General Election and Special Election Laws of the State of Texas, as amended, and only duly qualified electors shall be qualified to vote.

Section 9. EARLY VOTING BALLOT BOARDS.

The early voting ballot board is hereby created to process early voting results, and the Presiding Judge of the board will be appointed by the Hays County Elections Administrator. The Presiding Judge shall appoint not less than two nor more than eighteen resident qualified electors to serve as members of the Early Voting Ballot Board.

Section 10. VOTERS.

All residents, qualified electors of the City of Buda, Texas, shall be entitled to vote at the election.

Section 11. CUSTODIAN OF ELECTION RECORDS.

The Hays County Elections Administrator shall serve as the custodian of voted ballots, and the City Clerk of Buda, Texas, shall be appointed as custodian of all other election records.

Section 12. NOTICE.

Posting. A copy of this Ordinance, with such omissions authorized by law, shall serve as proper notice of the election. Such notice, including a Spanish translation thereof, shall be posted on the bulletin board used by the City to post notices of meetings and at City Hall not less than twenty-one (21) days prior to the date the election is to be held, and shall remain posted through election day. [EC 4.003(b)]

Publication. A copy of this Ordinance, with such omissions allowed by law, shall serve as a proper notice of the election. Such notice, including a Spanish translation thereof, shall be published in The Hays Free Press, a newspaper of general circulation in the City, occurring not earlier than the thirtieth (30th) day or later than the tenth (10th) day prior to the day of the election. [EC §4.003(a)(1)]

Authorization to City Clerk. The City Clerk is hereby authorized and directed to publish and post the required notices in the manner and for the time periods required by law.

Section 13. VOTING DEVICES.

Electronic optical scan voting devices may be used in conducting the election. The Hays County Elections Administrator may also utilize a central counting station as provided by Section 127.000 et seq., as amended, Texas Election Code. Any central counting station presiding judge, and the alternate presiding judge shall be appointed in accordance with the Election Agreement and the Texas Election Code. The Hays County Elections Administrator is currently using election systems and software certified by the Texas Secretary of State.

The City Council of the City of Buda, Texas, finds as follows:

Section 61.012, Texas Election Code, requires that at least one accessible voting station must be provided in each polling place used in a Texas election. Such system must comply with state and federal laws setting the requirements for voting systems that (i) fully comply with applicable laws relating to accessible voting systems which make voting accessible for disabled voters; and (ii) provide a practical and effective means for voters with physical

disabilities to cast a secret ballot. The Office of the Texas Secretary of State has certified that the DRE - Election Systems and Software iVotronic is an accessible voting system that may legally be used in Texas elections.

Sections 123.032 and 123.035, Texas Election Code, authorize the acquisition of voting systems by local political subdivisions and further mandate certain minimum requirements for contracts relating to the acquisition of such voting systems. As chief elections officer for the City of Buda, the Hays County Elections Administrator shall provide at least one Verity Duo Hybrid Voting System component from Hart Intercivic, Inc. ("Hart") in each polling place at every polling location used to conduct any election. The Hart may be acquired by any legal means available to the City of Buda, including but not limited to lease or rental from Hays County or from any other legal source, as authorized or required by Sections 123.032 and 123.035 of the Texas Election Code.

Section 14. PROVIDING FOR REPEAL.

Any and all other ordinances in conflict herewith are hereby repealed.

Section 15. SEVERABILITY.

The terms and provisions of this Ordinance shall be deemed to be severable in that if any portion of this Ordinance shall be declared to be invalid, the same shall not affect the validity of the other provisions of this Ordinance.

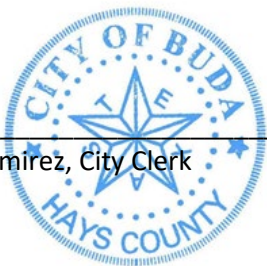
PASSED, APPROVED, and ADOPTED on first and final reading on this 4th day of August, 2026.

CITY OF BUDA, TEXAS

Lee Urbanovsky, Mayor

ATTEST:

Alicia Ramirez, City Clerk





Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Alicia Ramirez, City Clerk
Agenda Item ID / Number: 2026-625- / J.5

ITEM TITLE: Deliberation and possible action to adopt an Ordinance on first and final reading and to adopt said Ordinance ordering a Special Election to be held in the City of Buda, Texas, on Tuesday, November 3, 2026, for the purposes of electing one Councilmember for an unexpired term in Position 1 At-Large, establishing an early voting location and polling place for this election; making provisions for the conduct said election; and providing for a runoff election in the City of Buda (City Clerk Alicia Ramirez) [PUBLIC TESTIMONY]

1. EXECUTIVE SUMMARY

A Special Election will be held on November 3, 2026, to elect one Councilmember for the unexpired term in Position 1 At-Large to be vacated by Councilmember Matt Smith.

2. BACKGROUND/HISTORY

The Ordinance ordering the Special Election to elect one Council Member for the unexpired term in Position 1 At-Large is a routine action required by the election code 3.005(a) to set the date of the election and place for early voting.

The last possible date to order this election is Monday, August 17, 2026, which is also the candidate filing deadline.

3. ANALYSIS

The Special Election will be conducted concurrently with the General Election.

The city contracts with Hays County to conduct the election. The Commissioner's Court votes on the early voting schedule and polling locations. In November elections, the city uses county precincts and polling places.

4. FINANCIAL IMPACT

The costs of the election will coincide with the general election.

5. STRATEGIC PLAN/GOALS

OTHER

6. STRATEGIC PLAN OBJECTIVES

Other

7. PROS AND CONS

N/A

8. ALTERNATIVES

N/A

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Staff request consideration by Council to adopt the ordinance calling for the special election.

Attachments:

[k5 2026-R-28 Order SP Pos1At-Large ORD.pdf](#)

ORDINANCE NO. 2026-R-__

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BUDA, TEXAS ORDERING A SPECIAL ELECTION TO BE HELD IN THE CITY OF BUDA, TEXAS, ON TUESDAY, NOVEMBER 3, 2026 FOR THE PURPOSES OF ELECTING ONE COUNCILMEMBER FOR AN UNEXPIRED TERM, COUNCILMEMBER, POSITION 1 AT-LARGE; ESTABLISHING AN EARLY VOTING LOCATION AND POLLING PLACE FOR THIS ELECTION; MAKING PROVISIONS FOR THE CONDUCT OF THE ELECTION; AND PROVIDING FOR A RUNOFF ELECTION IN THE CITY OF BUDA

WHEREAS, the City of Buda (“hereinafter “City”), has found a necessity under the Charter of the City of Buda, Texas and the laws of the State of Texas to hold a special election to fill the unexpired term position of Councilmember, Position 1 At-Large; and

WHEREAS, the Texas Election Code places a legal duty upon the City to call the election by order; and

WHEREAS, the City’s Charter requires a special election to be called and the City has chosen to call the special election by ordinance; and

WHEREAS, the City Council of the City finds that approving a special election in this instance is in the best interest of the public and the City and hereby authorizes the execution, delivery, approval or acceptance, as applicable, of the documents referenced herein; and

WHEREAS, the City will hold a special election on November 3, 2026, hereinafter “Election Date”, to fill the unexpired term position of Councilmember, Position 1 At-Large, for a term ending November 2028, to be elected by a majority of those votes cast;

WHEREAS, should any candidate for an office in the special municipal election fail to receive a majority of all the votes cast for such office, then in that event it shall be the duty of the City Council to order a runoff election for each position to which no one was elected as required by Section 4.05 of the City Charter; and

WHEREAS, the election will be held as a joint election pursuant to Chapter 271 of the Texas Election Code and a joint election agreement to be entered into with the City and the other participating entities located in Hays County, which are holding on said Election Date; and

WHEREAS, the meetings at which this Ordinance is considered are open to the public as required by law, and public notice of the time, place, and purpose of said meetings was given as required by Title 5, Chapter 551, Texas Government Code.

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

Section 1. RECITALS.

The recitals set forth in the preamble hereof is incorporated herein and shall have the same force and effect as if set forth in this Section. Capitalized terms used herein shall have the meaning assigned in the preamble hereof, unless otherwise defined.

Section 2. CALLING OF A SPECIAL MUNICIPAL ELECTION.

A special election will be held on November 3, 2026, in the City of Buda, Texas, for the purpose of electing a regular City officer for the unexpired term position of City Councilmember for Position 1 At-Large by a majority of those votes cast.

Section 3. CALLING OF A RUNOFF ELECTION.

In the event that in the general election or special election herein ordered for any office, no candidate receives a majority of all the votes cast for such office, and the City Council calls for a run-off election for each such position, there shall be held a run-off election pursuant to Section 4.05 of the City of Buda City Charter, to be held on Tuesday, December 12, 2026, between the hours of 7:00 A.M. and 7:00 P.M., which shall not be earlier than twenty (20) days before, or forty-five (45) days after, the date of completion of the final canvass of the main election. (EC 2.025)

Section 4. JOINT ELECTION, ELECTION DATE, POLLING PLACES, AND ELECTION JUDGES.

Joint Election. The City is located in Hays County and therefore the Hays County Elections Administrator is conducting the election pursuant to an election agreement (the "Election Agreement") between the City and Hays County as authorized under Section 31.092 of the Texas Election Code. The election shall be held as a joint election pursuant to Chapter 271 of the Texas Election Code and a joint election agreement to be entered into between the City and the other participating entities located in Hays County, which are holding an election on said Election Date.

Election Date. An election shall be held in the City as prescribed by applicable law between the hours of 7:00 A.M. and 7:00 P.M. on November 3, 2026.

Precincts and Polling Places. The City election precincts and polling places within the City designated for holding the election shall be determined by Hays County and conducted at the polling places used for the Hays County General Election, which will be attached hereto as Exhibit "A" to this Ordinance, and such exhibit is incorporated herein by reference for all purposes. Exhibit "A" may be revised as necessary to conform to the final polling locations as instructed by Hays County. Hays County's election equipment shall be used to conduct the election.

Election Judges. The election judges shall be appointed in accordance with the Election Agreement and the Texas Election Code, as amended.

The Hays County Elections Administrator is conducting such election for the City pursuant to the terms of the Election Agreement. The City Council hereby appoints, for the term of such election, the presiding election judge(s) and alternate election judge(s) as being those designated by the Hays County Elections Administrator.

Section 5. ELECTION CLERK.

Unless otherwise directed by the County, the Presiding Judge shall appoint not less than two nor more than five resident qualified electors of the City to act as clerks to properly conduct the election. However, if the Presiding Judge appointed actually serves, the Alternate

Presiding Judge shall serve as one of the clerks. The appointment of such clerks must include a person fluent in the Spanish language to serve as a clerk to render oral aid in the Spanish language to any voter desiring such aid at the polls on election day. In the absence of the Presiding Judge, the Alternate Presiding Judge shall perform the duties of the Presiding Judge.

Section 6. DATES, TIMES, AND PLACES FOR EARLY VOTING.

Early voting in the election by personal appearance shall be conducted at the dates, times, and polling places as provided for in the Hays County General Election, which will be attached hereto as Exhibit "A" to this Ordinance, and such exhibit is incorporated herein by reference for all purposes. Exhibit "A" may be revised as necessary to conform to the final early voting polling locations as instructed by Hays County.

Early Voting Clerk. The City Council hereby appoints the Hays County Elections Administrator as the City of Buda Election Officer and Early Voting Clerk. The Early Voting Clerk's mailing address to which applications for ballots by mail may be sent is as follows:

Jennifer Doinoff
Hays County Elections Administrator
712 South Stagecoach Trail, Suite 1045
San Marcos, Texas 78666

Additional contact information for the Early Voting Clerk is provided below:

Telephone: (512) 393-7310

Email: elections@co.hays.tx.us

Website: Hays County Voter Registration ([hayscountytexas.com](https://www.hayscountytexas.gov/elections/voter-registration))

(<https://www.hayscountytexas.gov/elections/voter-registration>)

and

Ballot by Mail: BBM & UOCAVA | Hays County Govt ([hayscountytexas.com](https://www.hayscountytexas.gov/elections/bbm-and-uocava))

(<https://www.hayscountytexas.gov/elections/bbm-and-uocava>)

Section 7. VOTING BY MAIL.

Applications for voting by mail for all residents of the City shall be submitted by personal delivery not later than October 23, 2026, or shall be mailed to the address in Section 6 and received (not postmarked) by October 23, 2026. [EC 84.007(d)]

Section 8. CONDUCT AND CANVASS OF ELECTION.

Said elections shall be conducted and the results canvassed and announced as prescribed by the General Election and Special Election Laws of the State of Texas, as amended, and only duly qualified electors shall be qualified to vote.

Section 1. EARLY VOTING BALLOT BOARDS.

The early voting ballot board is hereby created to process early voting results, and the Presiding Judge of the board will be appointed by the Hays County Elections Administrator. The Presiding Judge shall appoint not less than two nor more than eighteen resident qualified electors to serve as members of the Early Voting Ballot Board.

Section 2. VOTERS.

All residents, qualified electors of the City of Buda, Texas, shall be entitled to vote at the election.

Section 3. CUSTODIAN OF ELECTION RECORDS.

The Hays County Elections Administrator shall serve as the custodian of voted ballots, and the City Clerk of Buda, Texas, shall be appointed as custodian of all other election records.

Section 4. NOTICE.

Posting. A copy of this Ordinance, with such omissions authorized by law, shall serve as proper notice of the election. Such notice, including a Spanish translation thereof, shall be posted on the bulletin board used by the City to post notices of meetings and at City Hall not less than twenty-one (21) days prior to the date the election is to be held, and shall remain posted through election day. [EC 4.003(b)]

Publication. A copy of this Ordinance, with such omissions allowed by law, shall serve as a proper notice of the election. Such notice, including a Spanish translation thereof, shall be published in The Hays Free Press, a newspaper of general circulation in the City, occurring not earlier than the thirtieth (30th) day or later than the tenth (10th) day prior to the day of the election. [EC §4.003(a)(1)]

Authorization to City Clerk. The City Clerk is hereby authorized and directed to publish and post the required notices in the manner and for the time periods required by law.

Section 5. VOTING DEVICES.

Electronic optical scan voting devices may be used in conducting the election. The Hays County Elections Administrator may also utilize a central counting station as provided by Section 127.000 et seq., as amended, Texas Election Code. Any central counting station presiding judge, and the alternate presiding judge shall be appointed in accordance with the Election Agreement and the Texas Election Code. The Hays County Elections Administrator is currently using election systems and software certified by the Texas Secretary of State.

The City Council of the City of Buda, Texas, finds as follows:

Section 61.012, Texas Election Code, requires that at least one accessible voting station must be provided in each polling place used in a Texas election. Such system must comply with state and federal laws setting the requirements for voting systems that (i) fully comply with applicable laws relating to accessible voting systems which make voting accessible for disabled voters; and (ii) provide a practical and effective means for voters with physical disabilities to cast a secret ballot. The Office of the Texas Secretary of State has certified that the DRE - Election Systems and Software iVotronic is an accessible voting system that may legally be used in Texas elections.

Sections 123.032 and 123.035, Texas Election Code, authorize the acquisition of voting systems by local political subdivisions and further mandate certain minimum requirements

for contracts relating to the acquisition of such voting systems. As chief elections officer for the City of Buda, the Hays County Elections Administrator shall provide at least one Verity Duo Hybrid Voting System component from Hart Intercivic, Inc. ("Hart") in each polling place at every polling location used to conduct any election. The Hart may be acquired by any legal means available to the City of Buda, including but not limited to lease or rental from Hays County or from any other legal source, as authorized or required by Sections 123.032 and 123.035 of the Texas Election Code.

Section 6. PROVIDING FOR REPEAL.

Any and all other ordinances in conflict herewith are hereby repealed.

Section 7. SEVERABILITY.

The terms and provisions of this Ordinance shall be deemed to be severable in that if any portion of this Ordinance shall be declared to be invalid, the same shall not affect the validity of the other provisions of this Ordinance.

PASSED AND APPROVED THIS 4TH DAY OF AUGUST, 2026.

CITY OF BUDA, TEXAS

/s/ _____
Lee Urbanosky, Mayor

ATTEST:

/s/ _____
Alicia Ramirez, City Clerk





Agenda Item Report

Legislative Board: City Council
Date: August 4, 2026
Contact: Alicia Ramirez, City Clerk
Agenda Item ID / Number: 2026-629- / K.1

ITEM TITLE: Council will recess regular session and convene into executive session to deliberate on agenda items pursuant to Texas Government Code Chapter 551, Section 551.071 Consultation with the City Attorney regarding Federal and State Legislative advocacy and potential legal implications.

1. EXECUTIVE SUMMARY

2. BACKGROUND/HISTORY

3. ANALYSIS

4. FINANCIAL IMPACT

5. STRATEGIC PLAN/GOALS

BALANCED AND INTENTIONAL GROWTH

6. STRATEGIC PLAN OBJECTIVES

Economic development

7. PROS AND CONS

8. ALTERNATIVES

9. REQUESTED ACTION / SUGGESTED MOTION / RECOMMENDATION

Attachments:

PENDING ITEMS LIST

7/24/2026

REQUESTED DATE	REQUESTOR	REQUESTED ITEM	DEPARTMENT
	Staff	Amendment to Fee Schedule	Municipal Court
	Staff	GBRA RRWDS	Public Works
	Staff	Workshop: Legislative Agenda Development	CMO
	Staff	Monument Signs in West Buda Workshop	Public Works
	Staff	Presentation on Tourism Plan	CRADS
	Staff	UDC Update - KKC Trip #2	Development Services
	Staff	Call November Election	City Clerk
	Staff	Alcoholic Beverage Ordinance amendment	City Clerk
	Staff	Community Survey Results	CMO
10/8/2025	Smith	Downtown Crosswalks	Public Works
	Staff	Annexation Public Hearing - 102 Rebel Drive	Development Services
	Staff	Cole Springs Ordinance Abandoning ROW & Resolution Approving ILA	Development Services
	Staff	CAMPO ILA - Great Springs Projects	Development Services
	Staff	Workshop - OBC Townhomes	Development Services
	Staff	Public Security Camera Policy	CMO/IT
	Staff	Austin St Dumpster Discussion	Capital Projects
5/19/2026	Horne-Williams	Development update on the projects, inc. Cole Springs Road and Old Black Colony Road, Persimmon, etc.	Capital Projects
5/5/2026	Davidson	Update on the Stagecoach House Improvements	
	PENDING (Not Scheduled) REQUESTS		
	Staff	ROW License Template - Sidewalk Cafes	Development Services
	Staff	Google Franchise Agreement	Development Services
5/5/2026	Bowles	Update on Animal Control Permits	
6/21/2026	Urbanovsky	Fishing Pier in Garlic Creek Ponds	Parks / Engineering
	Bowles	financial operations plan-Sportsplex	Parks
	Staff	SL4 Segment B & C IFB Award	Public Works
	Staff	FM 2770 Nighthawk Waterline PSA	Development Services
	Staff	Pro Rata Cost Share Agreements to \$100k	Development Services
	Staff	Purchasing Policy Revisions	Purchasing
	Staff	Persimmon PID #2 Bonds Public Notice	Development Services
	Staff	Persimmon PID #2 Bonds	Development Services
	Staff	CIP Goforth Road & Drainage Expansion Prjt- eminent domain	Admin
	JOINT COUNCIL & BOARD AND COMMISSION MEETINGS		
	Staff/Liaison	Special Joint Meeting: EDC /P&Z	Dev Services
	Staff/Liaison	Joint Meeting: Sustainability Commission	

PENDING ITEMS LIST

7/24/2026

REQUESTED DATE	REQUESTOR	REQUESTED ITEM	DEPARTMENT
	Staff/Liaison	Joint Meeting: Main Street	April - Main St 3rd Week
	Staff/Liaison	Joint Meeting: Library Commission	March - Library Wk
	Staff/Liaison	Joint Meeting: HPC	May is Historic Month;
	Staff/Liaison	Joint Meeting: Commission on Aging	Older Americans Month
	Staff/Liaison	Joint Meeting: Parks & Recreation	July - Natl Parks Month
	Staff/Liaison	Joint Meeting: EDC	Budget / ACTION ITEM
	Staff/Liaison	Joint Meeting: Planning and Zoning	Oct - Planning Month
	Staff/Liaison	ARTS	
	Staff/Liaison	Joint Meeting: TIRZ #3	
	Staff/Liaison	Joint Meeting: Art Commission	Destination Services
	QUARTERLY ITEMS		
	Staff	Human Service Grants - Quarterly Payment	City Clerk
	Exec.Dir.	BEDC Quarterly Updates	BEDC
	Judge Smith	Annual Municipal Court Update	Finance/Court