



# CITY OF MANSFIELD

1200 E. Broad St.  
Mansfield, TX 76063  
mansfieldtexas.gov

## Meeting Minutes - Final

### City Council

---

Thursday, January 16, 2025

8:30 AM

Horseshoe Bay Resort  
200 Hi Circle North  
Horseshoe Bay, TX 78657

---

**The Mansfield City Council will be holding the 2025 City Council Strategic Visioning Workshop on January 16, 2025, beginning at 8:30 a.m. to January 17, 2025, ending at 4:30 p.m. at Horseshoe Bay Resort in Horseshoe Bay.**

**This is a Strategic Visioning Workshop only meeting; the Council will make no final decisions on any matter during the course of this workshop. The purpose of this meeting is to discuss the Council's long-range vision, goals, and objectives for the City of Mansfield. Such discussions will be held in open session.**

**Present** 7 - Larry Broseh; Todd Tonore; Michael Evans; Tamera Bounds; Brent Newsom; Juan Fresquez and Julie Short

#### **RECESS INTO EXECUTIVE SESSION**

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

Seek Advice of City Attorney Regarding Legal Issues Pertaining to Economic Development Projects

Listed in Section 3.D of the Agenda

**Discussion Regarding Possible Purchase, Exchange, Lease, or Value of Real Property Pursuant to Section 551.072**

Land Acquisition for Future Development

**Personnel Matters Pursuant to Section 551.074**

**Deliberation Regarding Commercial or Financial Information Received From or the Offer of a Financial or Other Incentive Made to a Business Prospect Seeking to Locate, Stay or Expand in or Near the Territory of the City and with which the City is Conducting Economic Development Negotiations Pursuant to Section 551.087**

Economic Development Project #15-02  
Economic Development Project #21-04  
Economic Development Project #21-09  
Economic Development Project #21-10  
Economic Development Project #21-14  
Economic Development Project #21-19  
Economic Development Project #21-23  
Economic Development Project #21-33  
Economic Development Project #21-38  
Economic Development Project #22-01  
Economic Development Project #22-04  
Economic Development Project #22-06  
Economic Development Project #22-10  
Economic Development Project #22-11  
Economic Development Project #22-12  
Economic Development Project #22-14  
Economic Development Project #22-18  
Economic Development Project #22-23  
Economic Development Project #22-24  
Economic Development Project #22-27  
Economic Development Project #23-04  
Economic Development Project #23-14  
Economic Development Project #23-15  
Economic Development Project #23-17  
Economic Development Project #24-01  
Economic Development Project #24-06

### **Thursday, January 16, 2025**

#### Discussion of Vision, Goals and Objectives

*Mayor Evans called the workshop to order at 8:31 a.m.*

*Mayor Evans and City Manager Joe Smolinski made brief opening remarks. Deputy City Manager Troy Lestina advised the Council of the passing of long time Mansfield Park Facilities Development Corporation member.*

*Council Member Larry Broseh gave the Invocation.*

*Joe touched on the total number of full time employees and the make up of the employee organization. He spoke about employee tenure, turnover rate and retirement eligibility. He spoke about the functional groups of the organization.*

*Troy touched on the three year needs assessment of personnel and the current responsibilities of the various departments under Shared Services as well as their existing operations and their future operations.*

*Assistant City Manager Vanessa Ramirez and Assistant City Manager Matt Jones spoke about the three year needs assessment of personnel and touched on the current responsibilities of the departments under their supervision as well as their existing and future operations. Police Chief Tracy Aaron spoke on the personnel*

*needs assessment for the Mansfield Police Department.*

*Mayor Evans recessed for lunch at 12:40 p.m. and reconvened at 1:30 p.m.*

*Fire Chief Mike Ross spoke on the personnel needs assessment for the Mansfield Fire Department.*

*Troy Lestina and Hilltop Securities representative Nick Bulaich discussed the Strategic Business Plan to include GO/Tax supported debt, Water/Sewer Revenue supported debt, and Drainage Revenue supported debt. Troy and Nick touched on bond ratings as well as the debt capacity. There was discussion regarding Public Improvement Districts and their use for improvements to developments. Troy spoke about the 5-year tax rate history and the Homestead Exemption. He discussed home value assumptions, construction and tax role timing assumptions, sales tax growth assumptions, franchise fee assumptions and miscellaneous revenue assumptions.*

*In accordance with the Texas Government Code, Chapter 551, Mayor Evans recessed the workshop into executive session at 3:43 p.m. Mayor Evans called the executive session to order at 3:48 p.m. Mayor Evans recessed the executive session at 5:00 p.m. Mayor Evans reconvened the workshop at 5:00 p.m.*

*Mayor Evans adjourned for the day at 5:00 p.m.*

### **Friday, January 17, 2025**

#### Discussion of Vision, Goals and Objectives

*Mayor Evans called the workshop to order at 8:32 a.m.*

*Communications and Outreach Director Bernadette McCranie and Communications and Public Affairs Manager Dustin Dangli spoke about the foundational strategy of the Communications and Outreach Department. They touched on what their department is currently doing and why they are doing it as well as the current channels of communication they are using. Bernadette shared their departments proposed new content and held discussion about improvement areas. There was discussion regarding the re launch of communication items as well as the timeline for the proposed new content.*

*Vanessa Ramirez provided an overview of the current Council Strategic Priorities. She touched on each of them and requested Council feedback on changing them. The Council was in agreement that there needs to be no change to the Strategic Priorities.*

*Mayor Evans recessed for lunch at 12:30 p.m. and reconvened at 1:00 p.m.*

*Executive Director of Economic Development Jason Moore provided an update on the current projects and provided a timeline of each project. He discussed the target areas his department has been focusing on to bring development and what they are doing to communicate the Economic Development Vision.*

*Matt Jones made brief commend regarding the new City Hall design.*

*Joe Smolinski made closing remarks and thanked Council for their time.*

**ADJOURN**

*Mayor Evans adjourned the workshop at 1:33 p.m.*

\_\_\_\_\_  
ATTEST: Michael Evans, Mayor

\_\_\_\_\_  
Susana Marin, City Secretary