AGENDA
City Council
Regular Meeting
Tuesday, April 28, 2026 - 7:00 PM
City Hall and Courts Building, 100 W. Main Street
Royse City, Texas

A. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT

B. INVOCATION AND PLEDGE OF ALLEGIANCE

C. PROCLAMATIONS, PRESENTATIONS, AND RECOGNITIONS

1. Recognition of the Volunteers in Policing (VIP's)

D. CITIZENS PARTICIPATION

This Period is reserved for citizens to discuss items not listed on the printed agenda, (persons may have three (3) minutes to address the council) however, by law, no action or discussion may be taken on these items. Council may only respond with specific factual information, recite existing policy, direct citizen to city staff or have the item placed on a future agenda.

E. CONSENT AGENDA

All items under Consent Agenda are considered to be routine and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

1. Approve Minutes of the April 14, 2026 — Regular Meeting
2. Monthly Revenue and Expenditure Report for March 2026
3. Consider and act on the reappointment of David Hollifield to the North Texas Municipal Water District Board of Directors for a term beginning June 1, 2026, and ending May 31, 2028.
4. Consider and act on the appointment of Cindy Bradley to the Royse City Housing Authority Board of Directors.
5. Adopt a Resolution reappointing three (3) members to the Zoning Board of Adjustment.
6. Authorize the City Manager to sign a purchase order to SprayEZ Equipment and Coatings, LLC. for a spray foam rig, and any matters related thereto.
7. Authorize the City Manager to sign a contract and purchase order to Matador Engineering, Inc. for building systems commissioning for the Janet Nichol Municipal Center, and any matters related thereto.

F. BUSINESS

1. Consider and act to approve a partnership agreement with the Royse City Community Development Corporation and Royse City Diamond Sports for funding and cost-sharing related to lighting improvements at Walker Hawk Sports Complex.
2. Consider and act to authorize the Royse City Community Development Corporation staff to enter into a lease agreement with Latham Bakery, and establish an incubator

program at 114 E Main.

3. Consider and act on compliance with the I-30 Overlay Matrix for the proposed Crunch Fitness site, situated in Lot 8A of the Erby Campbell Retail Two Addition, City of Royse City, Rockwall County, Texas, and any matters related thereto.
4. Consider and act on compliance with the I-30 Overlay Matrix for the proposed Ono's Hawaiian BBQ, an exterior alteration to the previous Dairy Queen site, located at 506 I-30, City of Royse City, Rockwall County, Texas, and any matters related thereto.
5. Consider and act on the Preliminary Plat of Verandah Phase 3C, consisting of +/- 54.6 acres, situated in the J.W. Beckton Survey, Absract No. 91, Royse City ETJ - Verandah Municipal Utility District, Hunt County, Texas, 75189, and any matters related thereto.
6. Consider and act on the Preliminary Plat of Verandah Phase 13, consisting of +/- 40.9 acres, situated in the Joseph Prewitt Survey, Abstract No. 851, Royse City ETJ - Verandah Municipal Utility District, Hunt County, Texas, 75189, and any matters related thereto.
7. Consider and act on the Preliminary Plat of Verandah Phase 11, consisting of +/- 60 acres, situated in the Joseph Prewitt Survey, Abstract No. 851 and the James Chapman Survey, Abstract No. 185, Royse City ETJ - Verandah Municipal Utility District, Hunt County, Texas, 75189, and any matters related thereto.
8. Consider and act on a Development Plat for Quiktrip #1937, located on the NE corner of FM2642 and Interstate 30, City of Royse City, Hunt County, Texas 75189, and any matters related thereto.
9. Consider and act on a Development Plat for Childrens Lighthouse, consisting of +/- 2.8 acres, situated in Block A - Lot 1 of the Highway 66 Sports Addition, City of Royse City, Collin County, Texas, 75189, and any matters related thereto.
10. Consider and act on the Final Plat of the Provident 30 Addition, Block A, Lots 2R - 4R,5 and 6, consisting of +/- 7.2 acres, situated in the existing remainder tract and Lot 4 of the Provident 30 Addition, City of Royse City, Rockwall County, Texas, 75189, and any matters related thereto.
11. Consider and act on the Final Plat of the TSC Addition, a replat of the existing four lots, consisting of +/- 13.8 acres, situated in the J. Stephenson Survey, Abstract No. 188, City of Royse City, Rockwall County, Texas, and any matters related thereto.
12. Discussion regarding City Manager update: Development, Capital Projects, and any matters related thereto.

G. EXECUTIVE SESSION

Recess into Closed Session in compliance with Section §551.001 Texas Government Code:

Section §551.071 - Consultation with City Attorney

1. Public Information Request update

H. RECONVENE CITY COUNCIL MEETING

Reconvene into Open Session to consider and take action, if any, on matters discussed during Executive Session.

I. FUTURE AGENDA ITEMS

J. ADJOURN

I do hereby certify that this Public Meeting Notice was posted on the outside bulletin board, at the front entrance of City Hall of the City of Royse City, Texas, in a place convenient and readily accessible to the general public at all times, and said Notice was posted on the following date and time, Wednesday, April 22, 2026, and remained so posted at least 3 business days before said meeting was convened.

_____

Lauren Vaughns, City Secretary

Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as Interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at (972) 524-4825 or by FAX (972) 635-2434. Braille is not available.

The City of Royse City reserves the right to realign order of agenda at any time prior to adjournment.
If during the course of the meeting covered by this notice, the City Council should determine that a closed or executive meeting or session of the City Council or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meeting Act, Texas Government Code §551.001 et seq. (the "Act"), will be held by the City Council at the date, hour and place given in this notice or as soon after the commencement of the meeting covered by this notice as the City Council may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and all purposes permitted by the Act, including, but not limited to the following sections and purposes:

Texas Government Code Section
§551.071 – Private consultation with the attorney for the City of Royse City
§551.072 – Discussing purchase, exchange, lease or value of real property
§551.073 – Discussing gifts and donations
§551.074 – Discussing personnel matters
§551.087 – Discussing economic development negotiations