



CITY COUNCIL MEETING
Decatur City Hall - 201 E. Walnut, Decatur, TX
October 13, 2025

AND VIA VIDEOCONFERENCE/TELECONFERENCE

Videoconferencing is being used to allow the public and staff to attend the meeting. This meeting will be held using videoconferencing/teleconferencing technology with public viewing access via WWW.ZOOM.US/JOIN (MEETING/WEBINAR ID: 882 4164 2850 PASSCODE:) or 563791 watch live at: <https://decaturtx.new.swagit.com/views/212/>

If you have questions, you can call 940-393-0204 before noon on the date of the meeting.

If you join the meeting via videoconferencing and want to address the Council on an agenda item, you will need to have your camera on and SEND A CHAT MESSAGE THAT YOU HAVE A COMMENT BEGINNING OF THE MEETING, when the Mayor calls for public comment, you will be recognized by Mayor to address the Council and will be allowed 3 minutes to complete your comments.

Anyone wishing to speak on a posted agenda item must complete a speaker card with the speaker's name and address and must identify the agenda item number for which the speaker would like to speak. A card must be submitted to Asucena Delgado, City Secretary, so that the speaker may be recognized by the Mayor at the appropriate time. Speakers will each be allowed a three (3) minute period to provide comments regarding the posted agenda item for which the request to speak was submitted and may speak during this item or during the Council's consideration of individual items in accordance with City Council Rules of Procedure. The three (3) minute period will be extended to six (6) minutes if a translator is required for a non-English speaker to communicate the speaker's comments regarding the posted agenda item for which the request to speak was filed.

WORKSHOP 5:30 p.m.

QUARTERLY DEPARTMENT REPORTS

Police Department – report by Police Chief, Delvon Campbell, including relevant information and follow-up discussion with Council and other staff.

Municipal Court – report by Court Administrator, Lisset Caramantin, including relevant information and follow-up discussion with Council and other staff.

Library – report by Library Director Dawn Wilbert, including relevant information and follow-up discussion with Council and other staff.

Main Street – report by Main Street Director, Frieda Lasater, including relevant information and follow-up discussion with Council and other staff.

Finance – report by Finance Director, Jennifer Summers, including relevant information and follow-up discussion with Council and other staff.

REGULAR MEETING 6:00 p.m.

CALL TO ORDER

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE

AGENDA ITEMS

1. **CITIZENS COMMENTS AND ANNOUNCEMENTS.** Please complete a Speaker Registration Form before speaking. Speakers are limited to 3 minutes. In accordance with the Texas Open Meetings Act, the City Council is restricted from discussing or acting on items not listed on the agenda. Comments should be made to the Council rather than to individual members, and no action will be taken by the Council.

PUBLIC HEARING ITEM:

OPEN PUBLIC HEARING AT: _____ CLOSE PUBLIC HEARING AT:

2. PUBLIC HEARING, DISCUSSION, AND ACTION REGARDING THE SECOND READING OF AN ORDINANCE TO ANNEX APPROXIMATELY 0.422-ACRE TRACT OF LAND SITUATED IN THE HD DONALD SURVEY, ABSTRACT NO. 1158, WISE COUNTY, TEXAS, AND BEING PART OF CALLED 1.205 ACRE TRACT OF LAND DESCRIBED IN A WARRANTY DEED TO AMERICAN TOWER MANAGEMENT, INC., RECORDED IN VOLUME 946, PAGE 311, DEED RECORDS OF WISE COUNTY, TEXAS. **(PALOMA TRAILS A-25-0002) ORDINANCE 2025-09-34**

NON-PUBLIC HEARING ITEMS:

3. RECEIVE AND DISCUSS THE ANNUAL REPORT PRESENTED BY DECATUR ECONOMIC DEVELOPMENT EXECUTIVE DIRECTOR KEVIN HOLZBOG, INCLUDING KEY UPDATES AND DATA.
4. CONSIDER FIRST READING OF AN ORDINANCE TO ESTABLISH A SCHOOL ZONE TO REGULATE THE SPEED OF TRAFFIC ON MULBERRY STREET FROM APPROXIMATELY N. CHICO AVENUE TO N. LANE STREET FROM 7:00 AM TO 8:00 AM AND 2:30 PM TO 3:30 PM ON SCHOOL DAYS.
5. CONSIDER AND TAKE APPROPRIATE ACTION TO APPROVE A RESOLUTION APPROVING AND AUTHORIZING PUBLICATION OF NOTICE OF INTENTION TO ISSUE CERTIFICATES OF OBLIGATION IN THE AMOUNT OF \$32,500,000.
6. CONSIDER AND TAKE APPROPRIATE ACTION TO APPROVE THE SALE OF REAL PROPERTY LOCATED AT: (1) SOUTH HATCHER STREET, DECATUR, TEXAS, AND (2) EAST VERNON STREET, DECATUR, TEXAS.
7. CONSIDER FIRST READING OF AN ORDINANCE OF THE CITY OF DECATUR, TEXAS, FOR THE CREATION OF THE WEST FORK PUBLIC UTILITY AGENCY.
8. CONSIDER AND TAKE APPROPRIATE ACTION ON AN INTERLOCAL COOPERATION AGREEMENT REGARDING THE CREATION AND OPERATION AND INITIAL FUNDING OF THE WEST FORK PUBLIC UTILITY AGENCY.
9. CONSIDER SECOND READING OF AN ORDINANCE OF THE CITY OF DECATUR, TEXAS, TO REPEAL AND REPLACE ORDINANCE 2025-03-10 AMENDING AND ADOPTING A NEW SCHEDULE OF FEES. **ORDINANCE 2025-09-33**
10. CONSIDER SECOND READING OF AN ORDINANCE TO AMEND THE DECATUR CODE OF ORDINANCES IN APPENDIX A, "DECATUR SUBDIVISION ORDINANCE," APPENDIX V, "CONSTRUCTION STANDARDS," PROVIDING FOR AN ADDITIONAL STYLE OF DRIVEWAY TO ALLOW HORIZONTAL CURB CUTS AND RELATED SIDEWALK DESIGN. **ORDINANCE 2025-09-32**

11. CONSIDER AND TAKE ACTION TO APPROVE THE FIRST AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF DECATUR, TEXAS, AND PALOMA TRAILS DEVELOPMENT, LLC TO ALLOW FOR INSTALLATION OF THE PIPELINE TO SERVICE THE PALOMA TRAILS DEVELOPMENT APPROVED VIA SEPARATE AGREEMENT BETWEEN THE CITY OF DECATUR, TEXAS, AND BNSF RAILWAYS COMPANY.
12. CONSIDER AND TAKE ACTION TO APPROVE A FIRST AMENDMENT TO THE DEVELOPMENT AGREEMENT BETWEEN THE CITY OF DECATUR, TEXAS, AND PALOMA TRAILS DEVELOPMENT, LLC TO ACCOMMODATE DESIGN AND SIGNAGE CHANGES THAT APPLY TO THE COMMERCIAL TRACTS OF THE PALOMA TRAILS PLANNED DEVELOPMENT COMMERCIAL TRACTS.
13. CONSIDER AND TAKE APPROPRIATE ACTION TO APPROVE A RESOLUTION NOMINATING CANDIDATE(S) TO SERVE ON THE 2026 WISE COUNTY APPRAISAL DISTRICT BOARD.
RESOLUTION R2025-10-25
14. CONSIDER AND TAKE APPROPRIATE ACTION REGARDING A RESOLUTION DENYING THE PROPOSED CHANGE IN RATES AS SUBMITTED TO THE CITY BY ONCOR ELECTRIC DELIVERY COMPANY LLC. **RESOLUTION R2025-10-26**
15. CONSIDER AND TAKE APPROPRIATE ACTION REGARDING A CONTRACT OF SERVICE BETWEEN WISE COUNTY AND THE DECATUR PUBLIC LIBRARY FOR SERVICES AS A COUNTY LIBRARY 2025-2026 AND AUTHORIZE THE MAYOR TO EXECUTE THE AGREEMENT.
16. CONSIDER FIRST READING OF AN ORDINANCE AMENDING SECTION 10-111, "MINIMUM PROPERTY STANDARDS," OF ARTICLE IV, "UNSAFE, DANGEROUS OR HAZARDOUS BUILDINGS AND STRUCTURES," OF CHAPTER 10, "NUISANCES," OF THE DECATUR CODE OF ORDINANCES TO PROVIDE ADDITIONAL MINIMUM STANDARDS FOR OCCUPIED DWELLINGS RELATED TO SEWER, WATER, AND ELECTRICITY.
17. COUNCIL WILL REVIEW NONSUBSTANTIVE UPDATES TO THE PERSONNEL POLICY, NO ACTION IS REQUIRED ON THESE ITEMS.
PERSONNEL POLICIES FOR REVIEW:
 - A. CHAPTER 2 SECTION 01 – RECRUITMENT AND SELECTION
 - B. CHAPTER 2 SECTION 02 – VALID TEXAS DRIVER LICENSE
 - C. CHAPTER 2 SECTION 03 – ATTENDANCE AND WORK HOURS
 - D. CHAPTER 2 SECTION 04 – EMPLOYMENT STATUS
 - E. CHAPTER 2 SECTION 05 – ATTENDANCE & WORK HOURS
 - F. CHAPTER 2 SECTION 06 – TELECOMMUTING
 - G. CHAPTER 2 SECTION 07 – CONFIDENTIALITY OF MEDICAL INFORMATION
 - H. CHAPTER 2 SECTION 08 – HEALTH EXAMINATIONS & FITNESS FOR DUTY
 - I. CHAPTER 2 SECTION 09 – MODIFIED DUTY ASSIGNMENTS
 - J. CHAPTER 2 SECTION 10 – SEPARATIONS
 - K. CHAPTER 2 SECTION 11 – EXIT INTERVIEWS
18. CONSENT AGENDA – ALL CONSENT AGENDA ITEMS LISTED ARE CONSIDERED TO BE ROUTINE BY THE CITY COUNCIL AND WILL BE RECOMMENDED IN ONE MOTION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A COUNCIL MEMBER SO REQUESTS, IN WHICH EVENT THE ITEM WILL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED IN ITS NORMAL SEQUENCE ON THE AGENDA.
 - A. **RP-25-0010** – CONSIDER AND TAKE ACTION REGARDING A REPLAT APPLICATION OF LOT 1R-1 AND LOT 1R-2, BLOCK 1, DECATUR SELF STORAGE, BEING A REPLAT OF LOT 1, BLOCK 1, DECATUR SELF STORAGE, IN THE CITY OF DECATUR, WISE

COUNTY, TEXAS. (REPLAT – DECATUR SELF STORAGE/GARY COCANOUGH)

- B. CONSIDER AND TAKE ACTION TO APPROVE THE BILLS AND INVOICES FOR SEPTEMBER 2025.
- C. CONSIDER AND TAKE ACTION TO APPROVE THE MINUTES OF THE COUNCIL MEETINGS HELD ON SEPTEMBER 8, 2025, AND SEPTEMBER 22, 2025.

19. COUNCIL MEMBER REQUESTS FOR FUTURE AGENDA ITEMS.

ADJOURNMENT

I hereby certify that the above agenda was posted on the official bulletin board at City Hall, 201 E. Walnut, Decatur Texas, on Thursday, October 7, 2025, at 5:00 p.m., pursuant to the Texas Government Code, Chapter 551.

Asucena Delgado

Asucena Delgado, City Secretary, TRMC, CMC

*NOTE: The City Council reserves the right to meet in Executive Session closed to the public at any time in the course of this meeting to discuss matters listed on the agenda, as authorized by the Texas Open Meetings Act, Texas Government Code, Chapter 551, including §551.071 (private consultation with the attorney for the City); §551.072 (purchase, exchange, lease or value of real property); §551.074 (personnel or to hear complaints against personnel); §551.076 (deployment, or specific occasions for implementation of security personnel or devices); and §551.087 (economic development negotiations). Any decision held on such matters will be taken or conducted in the Open Session following the conclusion of the Executive Session.

****PURSUANT TO SECTION 551.127, TEXAS GOVERNMENT CODE, ONE OR MORE COUNCILMEMBERS OR EMPLOYEES MAY ATTEND THIS MEETING REMOTELY USING VIDEOCONFERENCING TECHNOLOGY.**