



EVERMAN CITY COUNCIL REGULAR MEETING

Tuesday, July 22, 2025 at 6:00 PM

213 North Race Street Everman, TX 76140

MINUTES

1. MEETING CALLED TO ORDER

Mayor Richardson called meeting to order at 6:01pm.

2. INVOCATION

3. PLEDGE OF ALLEGIANCE

4. CONSENT AGENDA

A. Minutes

June 10, 2025 Regular Council Meeting

June 24, 2025 Regular Council Meeting

Motion made by Place 5 Sellers, Seconded by Place 4; Mayor Pro-Tem Mackey.

Voting Yea: Place 2 Renfro, Place 3 Allen, Place 4; Mayor Pro-Tem Mackey, Place 5 Sellers, Mayor Richardson

Motion Carried

5. PRESENTATIONS

We had no presentations.

6. CITIZEN'S COMMENTS

We had no citizens comments.

7. DISCUSSION ITEMS

A. Monthly Staff Reports on Activities:

1) Police Department

2) Fire Department

3) Code Compliance

4) Animal Services

5) Public Works

Police Department Monthly Activity Report for June 24 - 22, 2025 was presented by James Thompson. Officers were dispatched to 1682 calls for service including 4 traffic crashes, 15 alarms, 4 assault, 5 assist other agency, 2 burglary in-progress, 3 burglary investigations, 26

disturbance calls, 1 deceased person, 6 calls involving mentally ill, 5 parking violations, 21 firework/shots fired, 3 stolen vehicle calls, 20 Suspicious persons/vehicle, 7 thefts, 3 threats, 1 man with a gun, and 2 arrest. Traffic enforcement activities resulted in 50 citations, 33 warnings and 32 parking violations addressed. Currently there are two candidates nearing completion of the hiring process. Once the final testing is completed, we anticipate these officers to come on board potentially within the first 10 days of August.

The Fire Department Report and Code Compliance Report will be presented with next months report.

Code Compliance report will be presented next month.

Municipal Animal Services Monthly Report for June 2025 presented by Ray Rentshler. For the month of June they did an intake of 62 dogs, and 32 cats. Transfers out to Rescues were at 55. Ray stated that they also had 16 adoptions. The live release rate was at 84% and for dogs only it was 87% and for cats it was 69%. Ray stated that they had a total of 1686 calls for the month of June. They had 4 events and they were able to adopt out 9 animals with the mobile adoption unit.

Public Works Monthly Report will be presented next month as well.

B. 2025 Water Rate Evaluation

Craig presented council with a report on the 2025 Water Rate Evaluation. He noted that the last rate changes had been in 2021, and 2024. This presentation is recommending for the council to raise the water rates by 5%. This presentation explains the goals that the water rates have for the city. Rates must be set at a level that covers the full cost of producing, treating, storing, and distributing.

8. CONSIDERATION AND POSSIBLE ACTION

- A. RESOLUTION NO. 2025-07-01 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EVERMAN, TEXAS, AUTHORIZING THE CITY MANAGER TO INITIATE THE REZONING PROCESS FOR PROPERTY LOCATED AT 503 W. ENON AVENUE, EVERMAN, TEXAS, FROM A-1 SINGLE FAMILY RESIDENTIAL TO C-1 NEIGHBORHOOD COMMERCIAL; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

Motion made by Place 4; Mayor Pro-Tem Mackey, Seconded by Place 5 Sellers.
Voting Yea: Place 2 Renfro, Place 3 Allen, Place 4; Mayor Pro-Tem Mackey, Place 5 Sellers, Mayor Richardson

Motion Carried.

- B. RESOLUTION NO. 2025-07-02 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EVERMAN, TEXAS APPOINTING THREE MEMBERS TO THE BOARD OF DIRECTORS OF THE TAX INCREMENT FINANCING REINVESTMENT ZONE NUMBER ONE ("TIF 1") OF THE CITY OF EVERMAN, TEXAS, APPOINTING ONE MEMBER OF THE BOARD TO SERVE AS CHAIRMAN FOR THE ENSUING YEAR; PROVIDING FOR OTHER MATTERS RELATED TO THE BOARD; AND PROVIDING AN EFFECTIVE DATE.**

Amended motion-Judy Sellers to approve the Resolution with these names appointed to the TIF Board which is

Susan Mackey, Judy Sellers, and Pastor Michael Gee, and as chairman Judy Sellers.

Motion made by Place 5 Sellers, Seconded by Place 4; Mayor Pro-Tem Mackey.
Voting Yea: Place 2 Renfro, Place 3 Allen, Place 4; Mayor Pro-Tem Mackey, Place 5 Sellers,
Mayor Richardson

Motion Carried.

- C. RESOLUTION NO. 2025-07-03 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EVERMAN, TEXAS, APPROVING AN INTERLOCAL AGREEMENT (MEMORANDUM OF UNDERSTANDING) BETWEEN THE CITY OF EVERMAN AND THE EVERMAN INDEPENDENT SCHOOL DISTRICT FOR THE PROVISION OF SCHOOL RESOURCE OFFICERS (SROs); AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT; AND PROVIDING AN EFFECTIVE DATE.

Motion made by Place 4; Mayor Pro-Tem Mackey, Seconded by Place 5 Sellers.
Voting Yea: Place 2 Renfro, Place 3 Allen, Place 4; Mayor Pro-Tem Mackey, Place 5 Sellers,
Mayor Richardson

Motion Carried.

- D. ORDINANCE NO. 836 - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EVERMAN CITY, TEXAS, ADOPTING A WATER CONSERVATION PLAN ADDING TO CHAPTER 20 OF THE CODE OF ORDINANCES BY PROVIDING FOR YEAR-ROUND WATERING AND IRRIGATION RESTRICTIONS; PROVIDING FOR AFFIRMATIVE DEFENSES AND EXCEPTIONS TO PROSECUTION; PROVIDING FOR VARIANCE PROCEDURES; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE, PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENAL TY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.

Motion made by Place 4; Mayor Pro-Tem Mackey to approve Agenda item 8.D. with the following amendments: (1) Section 2 shall be amended by deleting from the first sentence the phrase which reads "The Section 98-444(a) of the Everman City Code of Ordinances is hereby amended to read as follows:" and replacing it with "he Code of Ordinances of the City of Everman, Texas is hereby amended by amending section 20-17 "Variances", with that section being repealed and replaced in its entirety, to read as follows:" and (2) Section 3 shall be amended by adding at the beginning of that section the following language, "The Code of Ordinances of the City of Everman, Texas is hereby amended by amending section 20-18 "Lawn and landscape irrigation conservation", with that section being repealed and replaced in its entirety to read as follows:" Seconded by Place 5 Sellers.

Voting Yea: Place 2 Renfro, Place 3 Allen, Place 4; Mayor Pro-Tem Mackey, Place 5 Sellers,
Mayor Richardson

Motion Carried.

9. EXECUTIVE SESSION

- A. Section 551.071 - Seek Advice of the City Attorney regarding consideration and possible adoption of a temporary Voluntary Retirement Incentive Program and/or a Voluntary Separation Incentive Program.

Mayor opened Executive Session at 6:41pm.

Mayor closed Executive Session at 7:04pm

10. CONSIDERATION AND POSSIBLE ACTION AS A RESULT OF EXECUTIVE SESSION

Motion made by Place 4; Mayor Pro-Tem Mackey to approve the Voluntary Retirement Incentive Policy and Voluntary Separation Incentive Policy as discussed in executive session effective immediately, with the city manager authorized to set the effective start and end dates for acceptance of applications for each program, Seconded by Place 5 Sellers.
Voting Yea: Place 2 Renfro, Place 3 Allen, Place 4; Mayor Pro-Tem Mackey, Place 5 Sellers, Mayor Richardson

Motion Carried

11. CITY MANAGERS REPORT

Chicken and Chill is having a Grand opening this Saturday at 4pm. 1717 Everman Parkway. They have fully renovated this location. There are several senior citizens events and they are on the website. There will be one special meeting for budget possibly 2. The county is breaking ground on Wichita Street. They have 6 months left on the construction on Enon. Craig will send out something about this so the citizens will know.

12. MAYOR'S REPORT

Mayor just recommended to council to freeze the Budget for this year for the council budget. No spending to help out on the budget numbers.

13. ADJOURN

Mayor adjourned the meeting at 7:11pm.

I hereby certify that this agenda was posted on the City of Everman bulletin board at or before 5:00 p.m. on Friday July 18, 2025.

/s/ Mindi Parks
City Secretary

Citizens may watch city council meetings live on YouTube. A link to the City of Everman YouTube channel is provided on the city website at: www.evermantx.us/government/citycouncil/

Pursuant to Texas Government Code Sec. 551.127, on a regular, non-emergency basis, members may attend and participate in the meeting remotely by video conference. Should that occur, a quorum of the members, including the presiding officer, will be physically present at the location noted above on this Agenda.

Pursuant to Section 551.071, Chapter 551 of the Texas Government Code, Council reserves the right to convene into Executive Session(s) from time to time as deemed necessary during this meeting, to receive advice from its attorney on any posted agenda item, as permitted by Law. Additionally, Council may convene into Executive Session to discuss the following:

- A. Section 551.071 - Pending or Contemplated Litigation or to Seek Advice of the City Attorney.
- B. Section 551.072 - Purchase, Sale, Exchange, Lease, or Value of Real Property.
- C. Section 551.073 - Deliberation Regarding Prospective Gift.
- D. Section 551.074 - Personnel Matters.
- E. Section 551.087- Deliberation Regarding Economic Development Negotiations.
- F. Section 551.089 - Deliberations Regarding Security Devices or Security Audits.

Citizens wishing to submit written comments should e-mail the City Secretary at mparks@evermantx.net. Comments that are received at least one-hour prior to the start of the meeting will be provided to all council members.

According to the City of Everman Policy on Governance Process, individual citizen comments will be restricted to three (3) minutes unless otherwise determined by a majority vote of the Council. The mayor is responsible to enforce the time limit. Citizens may address City Council either during the Citizen Comments portion of the meeting or during deliberation of a listed agenda item. City Council is only permitted by Law to discuss items that are listed on the agenda. Citizens wishing to make comments should notify the City Secretary as soon as possible.

City Hall is wheelchair accessible. Parking spaces for disabled citizens are available. Requests for sign interpretative services must be made 48 hours prior to the meeting. To make arrangements, call 817.293.0525 or TDD 1.800.RELAY TX, 1.800.735.2989.