



**MINUTES
CITY COUNCIL REGULAR MEETING
COUNCIL CHAMBERS
NOVEMBER 20, 2025
6:30 PM**

The Joshua City Council will held a Work Session at 6:30 pm. A Regular Meeting was held immediately following the Work Session in the Council Chambers at Joshua City Hall, located at 101 S. Main St., Joshua, Texas. This meeting is subject to the open meeting laws of the State of Texas.

A. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT

Mayor Kimble announced a quorum and called the meeting to order at 6:30pm.

B. PLEDGE OF ALLEGIANCE

1. United States of America
2. Texas Flag

City Council led the Pledge of Allegiance.

C. INVOCATION

The invocation was given by Kip Boydston, Volunteer Leader of Young Life of Johnson County.

D. WORK SESSION

1. Review and discuss questions related to the budget report for October 2025. (Staff Resource: M. Peacock)

Finance Director Marci Freelen presented the Budget Report for October 2025. She noted that property tax collections were very low for the month, which is typical, as the majority of property tax revenue is received in November and December. Sales tax revenues remain strong. She also reported that expenditures, such as Police Department contracts, are paid annually.

2. Review and discuss questions related to the budget report for Fiscal Year 2025. (Staff Resource: M. Freelen)

Finance Director Marci Freelen reported that the City originally projected a little over \$2.5 million in revenue but ended the fiscal year with approximately \$3.4 million. She stated that overall, it was a strong fiscal year, and noted that changes within the Fire Department contributed positively to the outcome.

3. Discuss and provide directions to staff regarding the potential use of MUDs and/or PIDs for future development opportunities in the City of Joshua. (Staff Resource: M. Peacock)

City Manager Mike Peacock provided an overview of how MUDs (Municipal Utility Districts) and PIDs (Public Improvement Districts) operate, including the process for issuing bonds within a designated area. He explained that these tools can help jump-start development and stated that he believes they could be beneficial for the city.

City Attorney Terry Welch noted that the key factor is reviewing the assessed rate related to the tax rate. Payoff terms are typically 15 to 20 years. He clarified that the assessment is a set amount if the developer does not issue additional bonds. Mayor Kimble asked whether the amount owed increases if the valuation goes up; Terry responded yes, the rate stays the same, but the valuation can change from year to year.

A developer for Highland Meadows and Joshua Meadows shared that both developments are fully approved, including plans and plats. Many of his clients utilize MUDs and PIDs, which led him to reach out to the city regarding these options.

Councilmember Anderson stated she has always understood these programs as tools that help “growth pay for growth,” rather than placing the financial burden on existing residents. She mentioned she previously thought MUDs were primarily used in counties rather than cities. She also emphasized that without growth, the city will struggle.

The developer provided examples of increasing costs, stating that the per-lot cost has risen from \$41,000 to \$78,000, and in Joshua Meadows from \$47,000 to \$104,000, just for lot development.

City Attorney Terry Welch explained that pursuing a MUD or PID is handled case-by-case, and would involve public hearings, ordinances, and other required steps. Councilmember Anderson asked if there would be an issue if two applications came forward but the City approved only one; City Attorney Terry Welch answered no, that would fall under the Council’s discretion.

Councilmember Anderson asked about potential downsides. Councilmember Nichols responded that selling property within the district could pose challenges, as the assessments must be disclosed to buyers.

The Council agreed they are interested in continuing to explore options.

4. Review and discuss a comprehensive update to the Employee Handbook, including revisions to the format, the addition of new policies, and updates to existing policies. (Staff Resource: B. Grounds)

Brittany Grounds, HR Director, reported that 12 policies were updated over the past year and stated that she believes a complete rewrite of the policy manual is needed. She expressed concern that the Council expects a redline version of the changes.

Councilmember Anderson clarified that there is a difference between a policy change and a reformat. She stated that she wants a redline showing any changes made to existing policies.

The direction from Council was to start with the new policies. Brittany noted that she currently has 20+ new policies she will be recommending.

Council stated that they would like to review the complete new format and approve it all at once.

E. UPDATES FROM MAYOR AND COUNCIL MEMBERS, UPDATES FROM CITY STAFF MEMBERS:

Pursuant to Texas Government Code Section 551.0415, the Mayor and Members of the City Council may report on the following items of community interest, including (1) expressions of thanks, congratulations, or condolences; (2) information about holiday schedules, (3) recognition of individuals; (4) reminders about upcoming City Council events; (5) information about community events; and (6) announcements involving any imminent threat to public health and safety. Staff Updates will address operational issues in various City departments. No deliberation is authorized under the Texas Open Meetings Act.

Mayor Scott Kimble reported that he was recently interviewed by Cub Scouts Den 1, which he greatly enjoyed. He also shared that the Fall on Main event was a success.

City Manager Mike Peacock provided an update on the FM 917 project. He explained that in following letters sent by the Mayor and several related meetings, Christi notified the City that the project has now been fully funded. This progress stems from a letter Mayor Kimble sent last week in response to TxDOT's indication that they would only be placing signage rather than advancing the project. Michael Morris with the Council of Governments supported the mayor's position. A meeting is scheduled for December to continue efforts to move the project forward.

City Manager Mike Peacock also addressed concerns stemming from a recent Facebook post regarding multiple structure fires. He clarified the following incidents:

- A fire at the high school
- A fire on Thomas Street
- A fire on Cedar Crest, which started on a back porch
- A second fire on Thomas Street when the previous incident rekindled

City Manager Mike Peacock emphasized that despite speculation on social media, there is no indication of an arsonist.

He also announced that the city will host a Thanksgiving Breakfast for staff tomorrow morning at Hickory Tree Grill.

Mayor Kimble added that State Representative Kerwin has also been in communication with TxDOT and is assisting in efforts to move the FM 917 project forward.

F. PUBLIC FORUM, PRESENTATION, AND RECOGNITION:

The City Council invites citizens to speak on any topic. However, unless the item is specifically noted on this agenda, the City Council is required under the Texas Open Meetings Act to limit its response to responding with a statement of specific factual information, reciting the City's existing policy, or directing the person making the inquiry to visit with City Staff about the issue. Therefore, no Council deliberation is permitted. Each person will have 3 minutes to speak.

NA

1. Proclamation honoring the life and service of Councilmember Johnny Waldrup for his dedicated service and lasting contributions to the City of Joshua and the State of Texas.

G. CONSENT AGENDA

1. Discuss, consider, and possible action on the October 16, 2025, meeting minutes. (Staff Resource: A. Holloway)
2. Discuss, consider, and possible action on a resolution adopting the Investment Policy. (Staff Resource: M. Frelen)
3. Discuss, consider, and possible action on a resolution to update the FY 25.26 Pay Plan. (Staff Resource: B. Grounds)
4. Discuss, consider, and possible action on an Ordinance amending the City of Joshua's participation in the Municipal Retirement System (TMRS) plan. (Staff Resource: M. Peacock)

Motion made by Councilmember Kidd to approve the Consent Agenda. Seconded by Councilmember Anderson.

Voting Yea: Mayor Kimble, Councilmember Kidd, Councilmember Nichols, Councilmember Anderson

H. REGULAR AGENDA

1. Discuss, consider, and possible action on an Ordinance amending the FY 2026 Budget. (Staff Resource: M. Peacock)

Motion made by Councilmember Nichols to approve. Seconded by Councilmember Kidd.

Voting Yea: Mayor Kimble, Councilmember Kidd, Councilmember Nichols, Councilmember Anderson

2. Discuss, consider, and possible action on a resolution to add a Telework Policy to the Employee Handbook. (Staff Resource: B. Grounds)

HR Director Grounds asked to table this item to get answers to questions from staff members prior to being approved.

The item was tabled.

3. Discuss, consider, and possible action on a resolution affirming the casting of votes in the 2025-2029 Election of the Board of Directors for the Central Appraisal District of Johnson County, Texas. (Staff Resource: A. Holloway)

Motion made by Councilmember Kidd to cast all votes for Peter Svendsen. Seconded by Councilmember Anderson.

Voting Yea: Mayor Kimble, Councilmember Kidd, Councilmember Nichols, Councilmember Anderson

4. Discuss, consider, and possible action on board appointments. (Staff Resource: A. Holloway)

Motion made by Councilmember Anderson to replace Michael Frazier on the Planning & Zoning Commission with Mark Rayburn, currently an alternate and to appoint Shantell Mosely as alternate to the Type A EDC.

Voting Yea: Mayor Kimble, Councilmember Kidd, Councilmember Nichols, Councilmember Anderson

5. Discuss, consider, and possible action to authorize the closure of City Hall on Friday, December 26, 2025, in observance of the Christmas holiday. (Staff Resource: M. Peacock)

Motion made by Councilmember Kidd to add a paid holiday for day after Christmas for 2025 only. Seconded by Councilmember Nichols.

Voting Yea: Mayor Kimble, Councilmember Kidd, Councilmember Nichols, Councilmember Anderson

I. STAFF REPORT

1. Municipal Court
2. Public Works
3. City Secretary's Office
4. Police Department
5. Animal Services
6. Code Compliance
7. Development Services
8. Parks Department

J. FUTURE AGENDA ITEMS/REQUESTS BY COUNCIL MEMBERS TO BE ON THE NEXT AGENDA

Councilmembers shall not comment upon, deliberate, or discuss any item that is not on the agenda. Councilmembers shall not make routine inquiries about operations or project status on an item that is not posted. However, any Councilmember may state an issue and request to place the item on a future agenda.

Councilmember Kidd- ordinance would require planned development dedication before start of construction.

K. ADJOURNMENT

Mayor Kimble adjourned the meeting at 8:15 pm.