

CITY COUNCIL

MEETING MINUTES

MARCH 16, 2026, 6:00 PM

CITY COUNCIL REGULAR MEETING

HISTORIC CHURCH BUILDING - 403 N 7TH STREET, SANGER, TEXAS



CALL THE WORK SESSION TO ORDER AND ESTABLISH A QUORUM

Mayor Pro Tem Bilyeu called the work session to order at 6:02 p.m.

COUNCILMEMBERS PRESENT

Mayor Pro Tem, Place 2	Gary Bilyeu
Councilmember, Place 1	Marissa Barrett
Councilmember, Place 3	Josh Burrus
Councilmember, Place 4	Allen Chick
Councilmember, Place 5	Victor Gann

COUNCILMEMBERS ABSENT

Mayor Thomas Muir

STAFF MEMBERS PRESENT:

City Manager John Noblitt, Director of Development Services Ramie Hammonds, Assistant Fire Chief Casey Welborn, Police Chief Tyson Cheek, Lt. Justin Lewis, and Executive Administrative Assistant Christy Dyer.

EXECUTIVE SESSION

Pursuant to the Open Meetings Act, Chapter 551, the City Council Will Meet in a Closed Executive Session in Accordance with the Texas Government Code:

Section 551.072. DELIBERATION REGARDING REAL PROPERTY

For deliberations regarding the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person - Riley Ranch

RECONVENE INTO WORK SESSION

Council reconvened into the work session at 7:09 p.m.

DISCUSSION ITEMS

1. Annual presentation and overview of the Development Services Department, including Building, Planning & Zoning, Code Enforcement, and Health.

No Discussion

OVERVIEW OF ITEMS ON THE REGULAR AGENDA

No Discussion

ADJOURN THE WORK SESSION

There being no further business, Mayor Pro Tem Bilyeu adjourned the work session at 7:09 p.m.

**The Regular Meeting will begin following the Work Session
but not earlier than 7:00 p.m.**

CALL THE REGULAR MEETING TO ORDER AND ESTABLISH A QUORUM

Mayor Muir called the regular meeting to order at 7:13 p.m.

COUNCILMEMBERS PRESENT

Mayor Pro Tem, Place 2	Gary Bilyeu
Councilmember, Place 1	Marissa Barrett
Councilmember, Place 3	Josh Burrus
Councilmember, Place 4	Allen Chick
Councilmember, Place 5	Victor Gann

COUNCILMEMBERS ABSENT

Mayor Thomas Muir

STAFF MEMBERS PRESENT:

City Manager John Noblitt, Director of Development Services Ramie Hammonds, Assistant Fire Chief Casey Welborn, Police Chief Tyson Cheek, Lt. Justin Lewis, and Executive Administrative Assistant Christy Dyer.

INVOCATION AND PLEDGE

Councilmember Gann gave the Invocation. The Pledge of Allegiance was led by Councilmember Burrus.

CITIZENS COMMENTS

No one addressed the Council.

REPORTS

2. Annual presentation and overview of the Development Services Department, including Building, Planning & Zoning, Code Enforcement, and Health.

Director Hammonds provided a presentation and annual department overview.

CONSENT AGENDA

3. Consideration and possible action on the minutes from the March 2, 2026, meeting.
4. Consideration and possible action on the minutes from the March 6, 2026, meeting.
5. Consideration and possible action on authorizing the purchase of a new brush truck in an amount not to exceed \$350,000.00 and further authorizing staff to reflect a new funding amount in the capital budget.

Motion to approve the consent agenda as presented.

Motion: Chick

Second: Gann

Ayes: Barrett, Bilyeu, Burrus, Chick, and Gann.

Nays: None
Motion passed unanimously.

PUBLIC HEARING ITEMS

6. Conduct the second public hearing regarding the annexation of 434.26 acres of land described as A0562A Hudson, TR 3, A1281A S. WILLIAMS, TR 1, A1281A S. WILLIAMS, TR 1A, A0280A CRAWFORD, TR 1, and A0280A CRAWFORD, TR 1A, 1B generally located on the east side of Rector Road approximately 4458 feet south of the intersection of E Willow Street and Railroad Ave.

Mayor Pro Tem Bilyeu opened the public hearing at 7:39 p.m.

Director Hammonds provided an overview of the item.

No one else requested to speak.

Mayor Pro Tem Bilyeu closed the public hearing at 7:40 p.m.

ACTION ITEMS

7. Consideration and possible action on Ordinance No. 03-13-26 the annexation of 434.26 acres of land described as A0562A Hudson, TR 3, A1281A S. WILLIAMS, TR 1, A1281A S. WILLIAMS, TR 1A, A0280A CRAWFORD, TR 1, and A0280A CRAWFORD, TR 1A, 1B generally located on the east side of Rector Road approximately 4458 feet south of the intersection of E Willow Street and Railroad Ave.

Motion to approve.

Motion: Burrus
Second: Barrett
Ayes: Barrett, Bilyeu, Burrus, Chick, and Gann.
Nays: None
Motion passed unanimously.

FUTURE AGENDA ITEMS

Councilmember Chick asked for an update on Megatel. City Manager Noblitt stated there is no new update, still protesting, including the CCN portion. No special meeting on March 18, 2026; that item has been moved to April 6, 2026. City Manager Noblitt stated that a quorum is imperative for the April 6th meeting.

INFORMATIONAL ITEMS

Information Items are for informational purposes only. No action may be taken on items listed under this portion of the agenda.

8. Atmos - Rider GCR - Rate Filing under Docket No. OS-24-00019196 - February 26, 2026
9. Disbursements Report February 2026
10. Financial Report January 2026

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Council convened into executive session at 7:46 p.m.

RECONVENE INTO REGULAR SESSION

Council reconvened into open session at 8:37 p.m.

Action taken.

Motion to reject all offers presented.

Motion: Burrus

Second: Barrett

Ayes: Barrett, Burrus, Chick, and Gann.

Nays: Bilyeu

Motion passed 4-0-1.

Motion passed unanimously.

Motion to authorize City Manager to relist property.

Motion: Burrus

Second: Gann

Ayes: Barrett, Bilyeu, Burrus, Chick, and Gann.

Nays: None

Motion passed unanimously.

ADJOURN

There being no further business, Mayor Muir adjourned the meeting at 8:38 p.m.

Thomas E. Muir, Mayor

Christy Dyer, Executive Administrative Assistant