

(unapproved draft)



CITY COUNCIL MEETING

November 03, 2025 at 6:00 PM

WolfForth City Hall - 302 Main Street WolfForth, TX

MINUTES

CALL MEETING TO ORDER

Meeting was called to order at 6:00 PM by Mayor Addington

INVOCATION - Councilmember Stout

PLEDGE OF ALLEGIANCE - Councilmember McDonald

ROLL CALL AND ESTABLISH A QUORUM

PRESENT

Mayor Charles Addington

Councilmember Place 1 David Cooper

Councilmember Place 2 Wesley Houck

Councilmember Place 3 Gregory Stout

Councilmember Place 5 Karen Worley

ABSENT

Councilmember Place 4 Charlotte McDonald

SAFETY REVIEW

CITIZEN ENGAGEMENT

This is an opportunity for the public to address the City Council regarding an item on the agenda, except public hearings that are included on the agenda. Comments related to public hearings will be heard when the specific hearing begins. Citizen comments are limited to three (3) minutes per speaker, unless the speaker requires the assistance of a translator, in which case the speaker is limited to six (6) minutes, in accordance with applicable law. Each speaker shall approach the designated speaker location, complete the citizen engagement sign-in sheet and state his/her name and city of residence before speaking. Speakers shall address the City Council with civility that is conducive to appropriate public discussion.

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Speakers can address only the City Council and not individual city officials or employees. The public cannot speak from the gallery but only from the designated speaker location.

There were no public comments.

CONSENT AGENDA #1

Items considered to be routine are enacted by one motion without separate discussion. If the City Council desires to discuss an item, the item is removed from the Consent Agenda and considered separately.

Motion to approve Consent Agenda #1

Motion made by Councilmember Place 5 Worley, Seconded by Councilmember Place 2 Houck.

Voting Yea: Councilmember Place 1 Cooper, Councilmember Place 2 Houck, Councilmember Place 3 Stout

1. Consider and take appropriate action on City Council Meeting Minutes from October 6, 2025 and October 20, 2025
2. Consider and take appropriate action on September 2025 Departmental Reports
3. Consider and take appropriate action on Resolution 2025-046

A RESOLUTION OF THE CITY OF WOLFFORTH, TEXAS, APPROVING THE INVESTMENT PORTFOLIO SUMMARY FOR THE QUARTER ENDED SEPTEMBER 30, 2025 AND PROVIDING AN EFFECTIVE DATE.

CONSENT AGENDA #2

Items considered to be routine are enacted by one motion without separate discussion. If the City Council desires to discuss an item, the item is removed from the Consent Agenda and considered separately.

Motion to approve consent agenda #2

Motion made by Councilmember Place 1 Cooper, Seconded by Councilmember Place 2 Houck.

Voting Yea: Councilmember Place 1 Cooper, Councilmember Place 2 Houck, Councilmember Place 3 Stout, Councilmember Place 5 Worley

4. Consider and take appropriate action on Payment Request #8 from UCA for the Loop 88 East Water Supply Construction.

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5. Consider and take appropriate action on Payment Request #8 from UCA for the Lubbock North Interconnect Construction

REGULAR SESSION

6. Consider and take appropriate action on Resolution 2025-047 First Reading

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOLFFORTH
AUTHORIZING THE ECONOMIC DEVELOPMENT CORPORATION TO PURCHASE
LAND TO PROMOTE NEW AND EXPANDED BUSINESS.

Motion to approve Resolution 2025-047 First Reading

Motion made by Councilmember Place 2 Houck, Seconded by Councilmember Place 1 Cooper.
Voting Yea: Councilmember Place 1 Cooper, Councilmember Place 2 Houck, Councilmember
Place 3 Stout, Councilmember Place 5 Worley

7. PUBLIC HEARING: Consider and take appropriate action on public hearing on expenditure of funds not to exceed \$500,000 by the Wolfforth Economic Development Corporation to facilitate commercial development by United Supermarkets.

A public hearing is held by the governing body in order for the public to hear the facts and offer their opinions. The governing body is not obligated to engage in dialogue with those present.

United Supermarkets will begin construction of their grocery store on Donald Preston Drive in January 2026. They will not receive any funds until the store is open to the public.

Public Hearing was opened at 6:03 PM

There were no public comments

Public Hearing was closed at 6:04 PM

8. Consider and take appropriate action on report from NewGen Strategies pertaining to water rate analysis and recommendations.

Chris Ekrut with NewGen Strategies presented to the City Council a current study of the Utility Fund revenues and expenses. The Utility Fund is an enterprise fund and should be operated as a business. To adequately service current debt, future debt and the cost of purchasing water from both the City of Lubbock and Loop 88, LLC, NewGen Strategies is recommending an increase

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of water rates effective January 1, 2026. There is no need for any changes to sewer rates at this time as the City is still working to complete a Wastewater Master Plan.

Customer impact of the recommended water rate increase on the base rate is a 4% increase or \$4.71 for a base customer.

Customer Affordability Analysis shows that Wolfforth's cost of water and wastewater is 2.13% of Wolfforth's Median Household Income, well below the defined affordability percentage of 4.5%.

Motion to accept the report as presented and authorize staff to bring back an ordinance based on these recommendations.

Motion made by Councilmember Place 1 Cooper, Seconded by Councilmember Place 2 Houck. Voting Yea: Councilmember Place 1 Cooper, Councilmember Place 2 Houck, Councilmember Place 3 Stout, Councilmember Place 5 Worley

9. Consider and take appropriate action on Ordinance 2025-016

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WOLFFORTH, TEXAS, AMENDING THE CODE OF ORDINANCES BY AMENDING CHAPTER 6, HEALTH AND SANITATION, ARTICLE 6.02 GARBAGE REGULATIONS BY ADDING DIVISION 3 BULKY WASTE FACILITY; REGULATING THE USE OF THE BULKY WASTE FACILITY; PROVIDING A PENALTY CLAUSE; PROVIDING A REPEAL CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

The Bulky Waste facility is almost complete at this time. It is for use by residents only with an active utility account in good standing. Residents will be issued a code to use during daylight hours, 7 days per week. The site will be unmanned and monitored by cameras and electric gates.

Motion to approve Ordinance 2025-016

Motion made by Councilmember Place 5 Worley, Seconded by Councilmember Place 3 Stout. Voting Yea: Councilmember Place 1 Cooper, Councilmember Place 2 Houck, Councilmember Place 3 Stout

10. Demonstration of new online public budget interface

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A short presentation was given to the Council by Brandon Lopez, MPA Intern, over the FY 2026 Budget Publication. The City is publishing its budget in an interactive, online format that allows users to explore revenues, expenditures, capital projects, and department goals in a more intuitive and engaging way. This transition reflects the City's ongoing commitment to transparency, accessibility, and modernization of public services. The Budget can be found on the City's website under the Government tab.

EXECUTIVE SESSION

In accordance with Texas Government Code, section 551-001, et seq., the City Council will recess into executive session (closed meeting) to discuss the following:

The City Council of the City of Wolfforth convened into Executive Session on November 3, 2025 at 7:02 PM.

11. 551.071 Consultation with Attorney: To consult with Attorney on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 – Open Meetings (i) PID Management Contracts
12. 551.072. Deliberation Regarding Real Property; Closed Meeting. A governmental body may conduct a closed meeting to deliberate 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.

RECONVENE INTO OPEN SESSION

In accordance with Texas Government Code, chapter 551, the City Council will reconvene into regular session to consider action, if any, on matters discussed in executive session.

The City Council of the City of Wolfforth reconvened into Regular Session on November 3, 2025 at 7:57 PM

There was no action resulting from Executive Session.

ADJOURN

Motion to adjourn at 7:58 PM

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Motion made by Councilmember Place 5 Worley, Seconded by Councilmember Place 3 Stout.

Voting Yea: Councilmember Place 1 Cooper, Councilmember Place 2 Houck, Councilmember Place 3 Stout, Councilmember Place 5 Worley

PASSED AND APPROVED THIS 1ST DAY OF DECEMBER 2025

David Cooper, Mayor Pro Tem
City of Wolfforth, Texas

ATTEST:

Terri Robinette, City Secretary

DRAFT