

AGENDA
REGULAR COUNCIL MEETING
December 10, 2024 – 6:00 P.M.

The Caddo Mills City Council will hold a regular scheduled meeting at City Hall, 2313 Main Street, Caddo Mills, Texas, at 6:00 p.m. on Tuesday, December 10, 2024

1. Call to Order
2. Invocation
3. Approval of Minutes from the regular meeting of November 12, 2024
4. Presentation to City Council by members of the Public. (To be conducted as close to 6:05 p.m. as possible with a three-minute limit per person. This period is reserved for citizens to discuss items not on the listed agenda. The response to Public Comments will be limited to 1) A statement of fact or policy; 2) Direction to take up the issue with a City Staff member; 3) An offer to place the item on a future City Council Agenda
5. REPORTS: (written reports available at City Hall prior to meeting)
 - a. Financials including Accounts Payable
 - b. Court
 - c. Public Works / Engineering / Parks Update
 - d. Police
 - e. Fire
 - f. Building Services
 - g. Economic Development Corporation
 - h. Airport
 - i. City Manager
6. Discussion and Possible Action taken on casting lots to determine Council Place Numbers and Term Lengths for the May 2025 and May 2026 general elections for the purpose of transitioning Council Members to 3-year terms in accordance with Caddo Mills Charter Provision 3.01 (2)
7. Discussion and Possible Action taken on Resolution consenting to the creation of the Mykonos Municipal Utility District of Hunt County (formerly the Hunt County Municipal Utility District No. 5)

8. Discussion and Possible Action taken on adoption of Ordinance approving the Final Project and Finance Plan for Reinvestment Zone Number One
9. Discussion and Possible Action taken on the conditional acceptance of a final plat for Fox Landing 1B; 19.272 acres out of the Shelby County School Land Survey, Abstract No. 946
10. Discussion and Possible Action taken on the conditional acceptance of a preliminary plat for Ranchwood; 65.569 acres, D.C. Cady Survey, Abstract Number 157; 237 Residential lots with eleven HOA lots, one Amenity Center and one Wastewater Treatment Plant Site
11. Discussion and Possible Action taken on the conditional acceptance of a preliminary plat for Prairie Oak; 128.233 acres, Clemente Bustillas Survey, Abstract Number 49; 520 Residential Lots with nine HOA lots
12. 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:
 - (a) Section 551.071, Consultation with City Attorney on a matter in which the duty of the City Attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas conflicts with the Open Meetings Act (Transitioning City Council to 3-year terms)
 - (b) Section 551.072, Real Property: Deliberate the purchase, exchange, lease, or value of real property
 - (c) Section 551.087, Discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the territory of the City of Caddo Mills and with which the City is conducting economic development negotiations; and to deliberate the offer of a financial or other incentive to the business prospect
13. Reconvene to Open Session: In accordance with Texas Government Code Chapter 551, the City Council will reconvene into Regular Session to consider any action needed on matters discussed in Executive Session
14. Adjourn

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 City Attorney); §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 Open Session following the conclusion of the Executive Session.

This is to certify that I, Becky Pattillo, posted this agenda in the locked public notice box facing the outside, on the City Hall bulletin board and on the city website: www.cityofcaddomills.com on or before 5:00 p.m., Friday, December 6, 2024.



Becky Pattillo, City Secretary