

**CITY COUNCIL REGULAR MEETING
2313 MAIN STREET
COUNCIL CHAMBERS
TUESDAY, JANUARY 14, 2025 – 6:00 P.M.**

The Caddo Mills City Council will hold a special called meeting at City Hall, 2313 Main Street, Caddo Mills, Texas, at 6:00 p.m. on Tuesday, January 14, 2025

AGENDA

1. Call to Order
2. Invocation
3. Presentation to City Council by members of the Public. *(To be conducted as close to 5:35 p.m. as possible with a three-minute limit per person. This period is reserved for citizens to discuss items that are 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*
4. **Consent Agenda:** *(Items listed on the Consent Agenda are routine and may be approved with one motion and vote; however, should any member of the City Council wish to discuss an item on the Consent Agenda, said item may be removed from the Consent Agenda and added to the Regular Agenda for discussion by a request of the member prior to the motion being made.)*
 - a. Approval of minutes:
 - Regular City Council Meeting – December 10, 2024
 - Special City Council Meeting – December 17, 2024
 - b. Take action on Right-of-Way Dedication Deed expanding portions of existing right-of-way on CR 2626 and CR 2617 adjacent to City-owned Airport Property to a total width of approximately thirty-five (35) feet
 - c. Resolution authorizing Contract for Election Services between the City of Caddo Mills and the Hunt County Election Administrator's Office
 - d. Resolution approving Agreement between the City of Caddo Mills and the Caddo Mills ISD for Joint Election to be held May 3, 2025
 - e. Resolution authorizing City Manager to finalize land purchase agreement approved by City Council at the October 8, 2024, regular meeting

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

Regular Agenda:

6. Discussion and Possible Action taken on Resolution authorizing participation in the Texas SmartBuy Membership Program
7. Discussion and Possible Action taken on Resolution authorizing Interlocal Agreement between the City of Caddo Mills Police Department and the Hunt County District Attorney for the disposition of Forfeited Contraband seized under Chapter 59 of the Texas Code of Criminal Procedure
8. Discussion and Possible Action taken to appoint members to the Planning & Zoning Commission
9. Discussion and Possible Action taken to appoint members to the Caddo Mills Economic Development Corporation
10. Discussion and Possible Action taken on Retaining Circle RC to conduct assessment of Caddo Mills Arena Property at 270 Covenant Ranch Road
11. Discussion and Possible Action taken on Resolution approving First Amendment to the Development Agreement with HMH Caddo Mills Land, LP (History Maker Homes)
12. Discussion and Possible Action taken on Resolution approving First Amendment to the Development Agreement with Double R Land Company, LLC and D.R. Horton – Texas Ltd. (Trailstone – D.R. Horton Phase 9 and 10)

13. Discussion and Possible Action taken on Resolution consenting to the addition of land to Caddo Mills Municipal District No. 1 of Hunt County

14. Discussion and Possible Action taken on Resolution consenting to the assignment of Development Agreement from Pathway Land Development, LLC to Century Land Holdings of Texas, LLC, a Colorado limited liability company (Preserve at Brushy Creek)

15. 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:

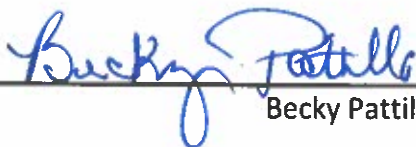
- (a) Section 551.071, Consultation with City Attorney on a matter in which the duty of the City Attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas conflicts with the Open Meetings Act, regarding development agreements, water and sewer CCNs, and zoning standards.
- (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.

16. 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

17. 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 by 5:00 p.m., on or before Friday, January 9, 2025.



Becky Pattillo, City Secretary