

The Early City Council met in regular session on Tuesday, May 13, 2025 at 6:00 p.m. with the following members present:

Mayor Mangrum

Council members:

Benny Allcorn

Leland Acker

Garry Forisha

Charles Matlock

Leland Acker

Travis Eoff

City Administrator Tony Aaron

City Secretary Brenda Kilgo

Economic Development Director Larry McConn

City Attorney Mark Bessent

Establishing a quorum present, Mayor Mangrum called the meeting to order, Mr. Forisha gave the invocation and led the Pledge of Allegiance.

#### **Consideration of the minutes for regular meetings held on April 8, 2025**

Mr. Matlock made motion, seconded by Mr. Forisha to approve the minutes as presented. All members present voted "aye".

#### **Citizen's comments**

No comments

#### **Administer Oath of Office to Elected Officials**

City Secretary administered the Oath of Office to Mayor Robert Mangrum for the 2025 elected term of office.

Mayor Mangrum administered the Oath of Office to Council members Travis Eoff and Garry Forisha for the 2025 elected term of office.

#### **Proclamations**

Mayor Mangrum read aloud the individual proclamations deeming May 11-17, 2025 as National Police Week and May 18-24, 2025 as National Public Works Week. Encouraging all citizens to recognize and celebrate Law Enforcement Officers and Public Works employees for their dedication and services.

#### **Consideration to elect a Council member as Mayor Pro-Tem.**

Mr. Eoff made motion to appoint Benny Allcorn as Mayor Pro Tem. Mr. Forisha seconded the motion and all members present voted "aye".

#### **Consideration to re-appoint Sandra Garcia to serve as Deputy Municipal Court Clerk for a two-year term ending May 2027.**

Mr. Allcorn made motion to re-appoint Sandra Garcia as Deputy Municipal Court Clerk for a two-year term. Mr. Matlock seconded the motion and all members present voted “aye” to pass the motion.

**Consideration to re-appoint Lee Haney as Municipal Judge for a two-year term ending May 2027.**

Mr. Forisha made motion to re-appoint Lee Haney as Municipal Judge for a two-year term. Mr. Matlock seconded the motion and all members present voted “aye” to pass the motion.

**Consideration to designate an officer to act as the local rabies control authority as per Chapter 5, Section 5-12 in City of Early Code of Ordinances.**

Mr. Aaron recommended Chief David Mercer to serve as the local rabies control authority for the City of Early.

Mr. Allcorn made motion, seconded by Mr. Forisha, to designate Chief Mercer as recommended. All members present voted “aye” to approve the nomination.

**Consideration to approve entering into an agreement with Volkert to provide engineering services for the development and submission of the TxDOT 2025 Transportation Alternatives Application.**

Volkert submitted the preliminary application back in February and the next step in the process for this grant project is the detailed application which includes the design and planning details of the project. If awarded, the grant will provide for the construction of sidewalks throughout the city. Areas highlighted for these sidewalks include Park Drive, Turtle Creek, Meadow Glen, Inez and C.C. Woodson to Lucas. Proposed cost for this portion of the application process is \$15,000.

Mr. Acker made motion, seconded by Mr. Allcorn, to approve the agreement with Volkert for an amount not to exceed \$15,000. All members present voted “aye” to approve the pass the motion.

**Consideration to approve entering into an agreement with SAM for surveying and platting services.**

Mr. Aaron explained the scope of services within this agreement would be for surveying and platting of approximately 36 acres at the Waste Water Treatment property. A map was provided on the smart monitor showing the sections of the property acreage. Mr. Aaron noted the designation and proposed purpose of the sections indicated as follows:

- Approximately 6.5 acres - agreement with Oncor
- Approximately 23.751 acres – lease option agreement
- Approximately 4.6 acres – proposed location for Brown County Precinct 3
- Approximately 2.5 acres – access for lease option or for sale
- 80 foot Right of Way for road access

Mr. Forisha made motion to approve an agreement with SAM as presented for an amount not to exceed \$7500. Mr. Eoff seconded the motion and all members present voted “aye”.

**Consideration to approve Resolution 2025-R14, authorizing the application for the Catalytic Converter Grant Program to the Motor Vehicle Crime Prevention Authority.**

Chief Mercer stated that he had presented this grant program last year and although approved at that time to submit the application the requirements at that time were more cumbersome than the amount of the reward. Since then the Program Authority has reached out to applicants and encouraged participation due to an increase of funds available and less requirements for application submittal. The grant program is still a crime prevention of the catalytic converter project with awarded funds to be used for the installation and service of license plate reader cameras at the major intersections of entrance and exit from the City of Early. Five areas have been identified and 2 cameras would be installed in each area. In addition, the availability of additional funds through the program can also be used toward the purchase of a new patrol Chevrolet Tahoe.

The grant requires a 20% cash match from the City of Early with a breakdown as follows:

License Plate Reader cameras	\$ 24,000
Chevrolet Tahoe with LE equipment	<u>\$ 83,155</u>
Total	\$107,155
20% Match from the City	\$21,431

Mr. Acker made motion, seconded by Mr. Matlock, to approve Resolution 2025-R14 authorizing the application for the Catalytic Converter Grant Program. All members present voted “aye” to approve the Resolution.

**Consider approval of Economic Development Municipal Development grant, Resolution 2025-EDR04, between Early MDD and Maria Escobedo.**

Mr. McConn provided information pertaining to the grant application for the property location that was once Taquito Millionario Restaurant. Property owner, Maria Escobedo, submitted a bid proposal with her application for the demolition of the building in the amount of \$15,000. The EMDD Board met last week and approved a grant for \$7,500, 50% of the total bid.

Mr. Matlock made motion, seconded by Mr. Forisha, to approve Resolution 2025-EDR04 in the amount of \$7500 for an economic development grant between EMDD and Maria Escobedo. All members present vote “aye” to approve the grant resolution.

**Executive Session in accordance with the provisions of Chapter 551, Texas Government Code Section 551.072 Real Property and Section 551.087 Economic Development.**

Mr. Allcorn made motion to enter into Executive Session. Mr. Acker seconded the motion and all members present voted “aye”, entering closed session at 6:23 p.m.

**Reconvene into Open Session and consider action, if any, on items discussed in Executive Session**

Mr. Acker made motion, seconded by Mr. Matlock, to reconvene into Open Session. All members present voted "aye" and ended the Closed Session at 6:45 p.m.

### **Financial Report**

City Secretary stated that the 2<sup>nd</sup> quarter department reports for the 2024-2025 fiscal year were emailed to Council members earlier in the day and are provided on their iPads for the purpose of this meeting. Further stating that Department Heads present at the meeting should there be any questions regarding the reports.

Having no questions for the other departments she proceeded with presenting of the Financial Report. All funds revenues and expenditures are in line with the halfway mark of the fiscal year. Sales tax receipts remain steady and are projected to meet or surpass the budget amounts. Interest income rates average at 4.33% with the local depository and match or above pool fund rates; total interest earned for the quarter ending March 31<sup>st</sup> is \$68,769 on accounts at MC Bank, local depository.

### **Administrator's Report**

- 99% complete with Crescent Drive sewer rehabilitation project, minor contractor punch items remain
- Logans Way at Atwoods is complete; installation of street lights and landscaping trees are in the planning stages; TXDOT contractors will continue working on the left turn lane.
- HAAP grant through Texas Parks and Wildlife nearing completion with the plans to construct sidewalk and 3 fishing platform piers on the North end of the Town Center Lake.
- Paving project for the Public Works and Fire Department front parking lot; preparing RFP to let for bidders
- Public Restroom building at Town Center to begin construction May 27<sup>th</sup>
- Developers to begin construction of Gunner Trail in the Longhorn Subdivision; house construction to begin after the road construction
- McDonald Drive reconstruction through Community Development Block Grant: Expected plans to begin October 2025; water and sewer line infrastructure to begin simultaneously
- Mangrum Street: underground drainage is currently in progress; Atmos contractor for the gas line install to begin next month; Base work on the Street will begin after the completion of these two items
- Town Center Boardwalk: decking material install still underway; masonry work at the light poles and entry archway schedule to begin; Oncor still holding up the power supply progress, no date or timeframe available; Staff is working on designs and ideas for furnishings and other items for the Boardwalk; anticipate potential grand opening in Fall 2025

Mr. Allcorn provided a brief report from the Ambulance Committee that met last Wednesday night:

- Required response times have dropped from 96% to 89%
- Reaction time of dispatch creates delay for response
- Not receiving monthly reports
- Committee is working on ways and communication to resolving the issues

### **Announcements**

Councilman Leland Acker verbally resigned from his seat on City Council, he has accepted a job and is moving to Austin, TX. This will be added as an item on the next Council agenda.

City Administrator Tony Aaron announced that he was accepted on to the Texas Health Benefits Pool Board of Directors.

### **Budget Workshop**

- Budget Planning Calendar was provided to show crucial dates and budget workshops.
- Estimated Tax Value notice from the Brown County Appraisal District shows an estimated tax value of \$330,000,000 after adjusting for the 65+ Freeze exemption value; there are no significant contested values at this time; anticipate to be able to hold close to current tax rate or adopt at the No New Revenue Rate
- Sales Tax revenue projected to be approximately \$400,000 over budget; good position for project completion
- Utility revenues are tracking over budget as well; put all funds in a good position going into a new fiscal year

### **Adjourn**

Concluding all business matters, Mr. Matlock made motion that was seconded by Mr. Acker to adjourn the meeting. All members present voted "aye" adjourning the meeting at 7:17 p.m.

06-10-25  
DATE

  
MAYOR

  
CITY SECRETARY