

MINUTES OF THE SPECIAL CALLED MEETING OF THE CITY COUNCIL OF THE CITY OF LUFKIN, TEXAS, HELD ON THE 10TH DAY OF SEPTEMBER 2024.

On the 10th day of September 2024, the City Council of the City of Lufkin, Texas convened in a Special Called Meeting in the Council Chambers of City Hall with the following members, thereof to wit:

Mark Hicks	Mayor
Robert Shankle	Mayor Pro Tem
Guessippina Bonner	Councilmember, Ward No. 1
Brent Watkins	Councilmember, Ward No. 3
Kim Ogden	Councilmember, Ward No. 4
Jimmy Ford	Councilmember, Ward No. 5
Kevin Gee	City Manager
Kristi Skillern	City Attorney
Brian W. Bray	Assistant City Manager
Kara Andrepont	City Secretary
Adriana Thomasee	Human Resources
David Thomas	Police Chief
Jesse Moody	Fire Chief
Jessica Pebsworth	Communications Director
Belinda Melancon	Finance Director
Christopher Key	Engineering Services Director
Scott Rayburn	City Planner
Buddy Timme	Parks and Recreation Director
Brant Lee	Convention Services Director
Tara Hendrix	Tourism & Marketing Director
Albert Duffield	Utilities Director
Julie Massey	Library Manager
Gordon Henley	Ellen Trout Zoo Director
Morgan Williams	Animal Services Manager

being present; and

Adam Lowther	Councilmember, Ward No. 6
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being absent when the following business was transacted.

INVOCATION – The meeting was opened with prayer by Lufkin Police Department Officer Cody Jackson.

PUBLIC COMMENT

Mayor Mark Hicks opened the public comment period at 12:01 p.m. Molly James expressed concerns with the proposed 2024-2025 Fiscal Year Budget regarding Animal Services. Carlton Teal relayed his concerns with needs such as mental health, youth and lighting of neighborhoods in North Lufkin.

There being no one else who wished to speak; Mayor Hicks closed the Public Hearing at 12:08 p.m.

CONSENT AGENDA

- 1. MINUTES OF THE REGULAR CITY COUNCIL MEETING OF AUGUST 20TH, 2024 - APPROVED.**
- 2. SECOND READING OF AN ORDINANCE AUTHORIZING AN AMENDMENT TO THE 2023-2024 OPERATING BUDGET (BUDGET AMENDMENT NO. 24) APPROPRIATING THE FUNDING FOR THE PURCHASE OF AN EMERGENCY VEHICLE TECHNICIAN TRUCK FOR THE FIRE DEPARTMENT - APPROVED.**
- 3. SECOND READING OF AN ORDINANCE AUTHORIZING AN AMENDMENT TO THE 2023-2024 OPERATING BUDGET (BUDGET AMENDMENT NO. 25) APPROPRIATING THE FUNDING FROM CONTRIBUTIONS FOR TEEN COURT – APPROVED.**
- 4. SECOND READING OF AN ORDINANCE AUTHORIZING AN AMENDMENT TO THE 2023-2024 OPERATING BUDGET (BUDGET AMENDMENT NO. 26) APPROPRIATING**

GRANT FUNDING FROM THE TSAH REGIONAL ADVISORY COUNCIL FOR THE LUFKIN FIRE DEPARTMENT – APPROVED.

Councilmember Guessippina Bonner moved to approve all items on the Consent Agenda as presented. Councilmember Brent Watkins seconded the motion and a unanimous vote to approve was recorded.

BUSINESS AGENDA

5. PUBLIC HEARING AND SECOND READING OF AN ORDINANCE CHANGING THE ZONING TO “APARTMENT” AND GRANTING A SPECIAL USE PERMIT FOR A SHELTERED CARE FACILITY FOR 704 PERSHING AVENUE – APPROVED.

City Manager Kevin Gee stated the request was for a zone change from “Residential Small” to “Apartment” for 704 Pershing Avenue. City Manager Gee furthered the applicant, Carla Clark Kegler was also requesting a Special Use Permit for a Sheltered Care Facility. City Manager Gee stated the definition of a Sheltered Care Facility and noted the proposed facility would be limited to four persons with special needs of at least sixty years of age. City Manager Gee furthered a letter from the applicant along with a floor plan of the home had been included in the Council’s packet. City Manager Gee highlighted the location of the property and surrounding uses. City Manager Gee stated the request had been unanimously recommended for approval by the Planning and Zoning Commission.

City Manager Kevin Gee concluded Staff recommended City Council conduct a Public Hearing and consider approval on Second Reading of an Ordinance changing the zoning to “Apartment” and granting a Special Use Permit for a Sheltered Care Facility for 704 Pershing Avenue.

Mayor Hicks opened the Public Hearing at 12:11 p.m. There being no one who wished to speak; Mayor Hicks closed the Public Hearing and requested comments from the City Council.

Councilmember Jimmy Ford moved to approve the Ordinance and granting the Special Use Permit as presented. Councilmember Robert Shankle seconded the motion and a unanimous vote to approve was recorded.

6. SECOND READING OF AN ORDINANCE PROVIDING FOR THE SALE OF A PORTION OF ALLEY WITHIN BLOCK 49 OF THE TOWN OF LUFKIN SURVEY NEAR WILLIAMS STREET – APPROVED.

Mayor Mark Hicks recused himself from discussion and voting on this item.

City Manager Kevin Gee stated Engineering Services had received a request from Pinedale Manor, LLC and CMA Hicks LLC to purchase a portion of alley. City Manager Gee highlighted the location of the alley and stated the alley was twenty feet (20’) wide by one hundred fifty feet (150’) long and approximately 3,000 square feet, with no City utilities. City Manager Gee furthered after the sale of the alley, a replat would be required to combine the alley with the adjoining property. City Manager Gee stated the sale of the portion of the alley complies with Chapter 272 of the Local Government Code. City Manager Gee furthered Engineering Services found the sale to be of public benefit, citing reduced City maintenance costs and fostering development. City Manager Gee stated following Council approval, and upon payment, the City would issue a deed without warranty to Mark Hicks with Pinedale Manor LLC.

City Manager Gee concluded Staff recommended City Council consider approval on Second Reading of an Ordinance providing for the sale of a portion of alley within Block 49 of the Town of Lufkin Survey near Williams Street.

Councilmember Brent Watkins moved to approve the Ordinance as presented. Councilmember Jimmy Ford seconded the motion and a unanimous vote to approve was recorded.

7. PRESENTATION OF THE CITY OF LUFKIN 2024-2025 DRAFT BUDGET, PUBLIC HEARING CONCERNING THE PROPOSED BUDGET AND FIRST READING OF AN APPROPRIATIONS ORDINANCE ADOPTING A BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024 AND ENDING SEPTEMBER 30, 2025 – APPROVED.

City Manager Kevin Gee presented the 2024-2025 proposed budget and highlighted the significant changes, proposed employee pay raises and capital improvement projects. City Manager Gee stated that the budget included a tax rate of \$0.508215 per \$100 of valuation, based on the analysis received

from the Angelina County Tax Assessor. City Manager Gee furthered that the proposed tax rate was an increase of \$0.03 or 6.27% and that the ten percent (10%) homestead tax exemption would remain in effect. City Manager Gee stated that the proposed budget reflected an increase in expenditures of \$1,361,700 (1.48% percent) compared to last year.

City Manager Gee concluded Staff recommended City Council conduct a Public Hearing and consider approval on First Reading of an Ordinance adopting a budget for the fiscal year beginning October 1, 2024, and ending September 30, 2025.

Mayor Hicks opened the Public Hearing at 12:17 p.m. There being no one who wished to speak; Mayor Hicks closed the Public Hearing and requested comments from the City Council.

Discussion ensued among City Council and Staff regarding the budget and proposed tax rate. Councilmember Bonner expressed concerns regarding the burden the tax increase would place on residents.

Councilmember Brent Watkins moved to approve the Ordinance as presented. Councilmember Robert Shankle seconded the motion. The motion passed with five (5) affirmative votes and one (1) abstention as follows in the required record vote:

Mayor Mark Hicks	Aye
Councilmember Guessippina Bonner	Abstained
Councilmember Robert Shankle	Aye
Councilmember Brent Watkins	Aye
Councilmember Kim Ogden	Aye
Councilmember Jimmy Ford	Aye
Councilmember Adam Lowther	Absent

8. **FIRST READING OF AN ORDINANCE FOR THE CITY OF LUFKIN, TEXAS RATIFYING THE PROPERTY TAX REVENUE IN THE 2024-2025 FISCAL YEAR BUDGET AS A RESULT OF THE CITY RECEIVING MORE REVENUES FROM PROPERTY TAXES THAN IN THE PREVIOUS FISCAL YEAR – APPROVED.**

City Manager Kevin Gee provided information regarding the proposed tax rate for Fiscal Year 2024-2025 and reviewed tax rate history and the need for the proposed tax rate of \$0.508215. City Manager Gee stated that the Texas Local Government Code required City Council to ratify the tax rate prior to approving the levy.

City Manager Gee concluded Staff recommended City Council consider approval on First Reading of an Ordinance for the City of Lufkin, Texas, ratifying the Property Tax Revenue in the 2024-2025 fiscal year budget as a result of the City receiving more revenues from property taxes than in the previous fiscal year.

City Councilmembers discussed the tax rate and its effect on residents and the need to pass the proposed rate to continue a high level of service to citizens.

Councilmember Robert Shankle moved to approve the Ordinance as presented. Councilmember Kim Ogden seconded the motion. The motion to approve the Ordinance passed on a five (5) to one (1) vote; with Councilmember Guessippina Bonner abstaining and Councilmember Adam Lowther being absent.

9. **PUBLIC HEARING AND FIRST READING OF AN ORDINANCE LEVYING TAXES FOR THE USE AND SUPPORT OF MUNICIPAL GOVERNMENT OF THE CITY OF LUFKIN AND PROVIDING FOR THE DEBT SERVICE FUND FOR THE FISCAL YEAR 2024-2025 AND APPORTIONING EACH LEVY FOR THE SPECIFIC PURPOSE – APPROVED.**

City Manager Kevin Gee reiterated the proposed tax rate and the need for it in the upcoming fiscal year.

City Manager Gee concluded Staff recommended City Council conduct a Public Hearing and consider on First Reading an Ordinance levying taxes for the use and support of Municipal Government of the City of Lufkin and providing for the debt service fund for the fiscal year 2024-2025 and apportioning each levy for the specific purpose with the required motion language.

Mayor Hicks opened the Public Hearing at 12:36 p.m. There being no one who wished to speak: Mayor Hicks closed the Public Hearing and requested comments from the City Council.

Councilmember Kim Ogden moved that the property tax rate be increased by the adoption of the tax rate of \$0.508215, which would be effectively a 6.27% increase in the tax rate. Councilmember Brent Watkins seconded the motion.

The motion passed with five (5) affirmative votes and one (1) abstention as follows in the required record vote:

Mayor Mark Hicks	Aye
Councilmember Guessippina Bonner	Abstained
Councilmember Robert Shankle	Aye
Councilmember Brent Watkins	Aye
Councilmember Kim Ogden	Aye
Councilmember Jimmy Ford	Aye
Councilmember Adam Lowther	Absent

10. PUBLIC HEARING AND FIRST READING OF AN ORDINANCE AMENDING THE CITY OF LUFKIN RATE AND FEE SCHEDULE – APPROVED.

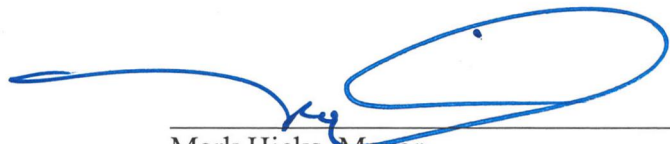
City Manager Kevin Gee stated that Staff had reviewed the current rate and fee schedule and recommended minor changes as highlighted in the proposed document.

City Manager Gee concluded Staff recommended City Council consider approval on First Reading of an Ordinance amending the City of Lufkin Rate and Fee Schedule.

Councilmember Guessippina Bonner moved to approve the Ordinance as presented. Councilmember Jimmy Ford seconded the motion and a unanimous vote to approve was recorded.

There being no further business, Mayor Mark Hicks adjourned the meeting at 12:39 p.m.





Mark Hicks, Mayor



Kara Andreponi, City Secretary