

CITY COUNCIL
MEETING MINUTES
Regular Council Meeting
JULY 14, 2025

1. Call to Order, Roll Call, Invocation, Pledge of Allegiance, Pledge to Texas Flag:

Mayor Galaviz called the meeting to order at 06:30 PM, James Burgess gave the Invocation, and all led the Pledge of Allegiance and Pledge to the Texas Flag.

Councilmembers present: Alejandro Galaviz, Teresa Hoffman, Tony Bovinich, Sheryl Kiser, Michelle Hamm and Drew Wilson.

Staff present: Josh Jones, City Attorney, Melissa Westen, Chief Groom, Chief Hargrove, Becky Wilkins, Scott Williams, Oscar Ortiz, C. Sutton, N. Shotwell and B. Brancato.

2. Announcements from Mayor:

Cell phones are to be placed on vibrate/silent only. No conversation or comment from the audience is permitted unless specifically called upon by the Mayor. Please remain respectfully quiet.

3. Citizen Public Comment Period:

Thank you for your participation in tonight's Public Comments Session. This segment is a crucial component of our local government meetings, where each speaker is allotted 5 minutes. While the City Council and I consider all input, the Texas Open Meetings Act mandates that this be a time for us to listen rather than engage in dialogue. Rest assured, our City Administrator and City Secretary are diligently recording notes should any actions be necessary. When you are ready, you may begin, and your time will start.

1. Shawna McCullough- Lillian Texas- Venus Cemetary Board- Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.

2. Robart Shaw- Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.

3. Eddy Fabela- 110 Meadow Ridge Dr.- Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.

4. Isabel Garrett- 110 Meadow Ridge Dr. - Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.

5. Robert Hillard- 404 Fieldstone Ln. - Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.

4. Consent Agenda:

All matters listed under consent agenda have been previously discussed, require little or no deliberation, or are routine by the council. If discussion is desired, then an item will be removed from the consent agenda and considered separately.

Otherwise, approval of the consent agenda authorizes the City Administrator to implement each item in accordance with staff's recommendation.

I make a motion to approve the rest of the consent agenda.

Moved by: Tony Bovinich

Seconded by: Sheryl Kiser

For: Unanimous. Motion carried. Yes 5, No 0, Abstained 0.

4.1. Approval of meeting minutes for regular meeting on June 09, 2025.

4.2. Approval of an amendment to the city administrator's employment contract.

I make a motion to remove 4.2 from consent agenda.

Moved by: Tony Bovinich

Seconded by: Sheryl Kiser

For: Unanimous. Motion carried Yes 5, No 0, Abstained 0.

4.3. Approval of an Interlocal Agreement with Ellis County for a purchasing and procurement partnership.

4.4. Ratifying bills and monthly financial report for the month of May 2025.

4.5. Quarterly Investment Report

4.6. Approval of an Interlocal Agreement with Tri-City Animal Shelter for short-term shelter facilities.

5. Presentation and Proclamations:

5.1. SGR Strategic Planning Presentation

Mayor Pro Tem, Bovinich and Councilmember Hamm volunteered for the project team.

5.2. 2025 Debt Funded CIP

City Council took a recess at 8:30pm and reconvened at 8:52 pm.

6. Public Hearings and Action Items:

6.1. Conduct Public Hearing to consider rezoning from AG (Agricultural) District to I-1 (Light Industrial) District: 10.270 Acres out of the J.T. Cadenhead Survey, Abstract 134, Johnson County, Texas; 1310 FM 1807, Venus, Texas 76084. (REZ2025-0001)

Open Public Hearing: At 7:57 pm.

No public hearing speakers

Close Public Hearing: At 7:58 pm.

6.2. Discuss and consider an Ordinance rezoning from AG (Agricultural) District to I-1 (Light Industrial) District: 10.270 Acres out of the J.T. Cadenhead Survey, Abstract 134, Johnson County, Texas; 1310 FM 1807, Venus, Texas 76084.

No action taken. Need a comp plan.

- 6.3. Conduct Public Hearing to consider rezoning from AG (Agricultural) District to PD (Planned Development) District: 7.091 Acres out of the Radford Berry Survey, Abstract 26, Johnson County, Texas and 36.127 Acres out of the Radford Berry Survey, Abstract 26, Johnson County, Texas; 501 E. US HWY 67, Venus, Texas 76084. (REZ2025-0002)

Open Public Hearing: At 7:01 pm.

1. Charlotte Thomas - Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.
 2. James Burgess - Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.
 3. Joe Russell - Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.
 4. Elizabeth Williams - Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.
 5. Lonnie- 410 Hillstone Ln. - Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.
 6. Julie Henry - 402 Fox Hollow- Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.
 7. Macres - Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.
 8. Kim Slawson, 409 Fieldstone - Opposed to re-zoning from Ag to Planned Development for 501 E. US HWY 67.
- Close Public Hearing: At 7:20 pm.

- 6.4. Discuss and consider an Ordinance rezoning from AG (Agricultural) District to PD (Planned Development) District: 7.091 Acres out of the Radford Berry Survey, Abstract 26, Johnson County, Texas and 36.127 Acres out of the Radford Berry Survey, Abstract 26, Johnson County, Texas; 501 E. US HWY 67, Venus Texas 76084.

No action taken. Need a comp plan.

7. Discussion and Consideration Items:

Councilmember Wilson left the meeting at 8:17 pm.

- 7.1. Discuss and consider approval of 2025 Debt Funded CIP.

I make a motion to approve the 2025 Debt Funded CIP.

Moved by: Tony Bovinich

Seconded by: Teresa Hoffman

For: Unanimous. Motion carried. Yes 4, No 0, Abstained 0.

- 7.2. Discuss and take action to adopt a Resolution of the City Council of the City of Venus, Texas, Directing Publication of Notice of Intention to Issue up to \$4,890,000 in Combination Tax and Revenue Certificates of Obligation to Fund Street Improvement Projects; and Resolving Other Matters Relating to

the Subject.

I make a motion to approve the Resolution.

Moved by: Tony Bovinich

Seconded by: Teresa Hoffman

For: Unanimous. Motion carried. Yes 4, No 0, Abstained 0.

- 7.3. Discuss and consider a resolution appointing Authorized Representatives for purpose of conducting banking business on behalf of the City.

I make a motion to approve the Resolution.

Moved by: Tony Bovinich

Seconded by: Teresa Hoffman

For: Unanimous. Motion carried. Yes 4, No 0, Abstained 0.

- 7.4. Discuss and consider electronic signatures for FundView software and establish primary and secondary level of signatures.

I make a motion to approve.

Moved by: Tony Bovinich

Seconded by: Teresa Hoffman

For: Unanimous. Motion carried. Yes 4, No 0, Abstained 0.

- 7.5. Discuss and consider appointment for Planning and Zoning Place 7.

I make a motion to nominate Tanitia Marvels to Place 7 on Planning and Zoning.

Moved by: Tony Bovinich

Seconded by: Michelle Hamm

For: Bovinich, Hamm and Hoffman/ Against: Kiser. Motion carried Yes 3, No 1, Abstained 0.

- 7.6. Discuss and consider an Ordinance establishing a minimum purchase age for consumable hemp-derived THC products; providing for definitions, prohibited acts, signage requirements, penalties, and enforcement. (Mayor)

I make a motion to approve the Ordinance.

Moved by: Sheryl Kiser

Seconded by: Teresa Hoffman

For: Unanimous. Motion carried. Yes 4, No 0, Abstained 0.

8. Executive Session:

Section 551.071(1)- Consultation with Attorney

- 8.1. Discuss and receive legal advice concerning pending litigation and/or settlement order, or on a matter in which the duty of the attorney to the Government Body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter, related to the following: State of Texas v. Monty Wade Moore, Cause No. DC-F202400769, pending in the 413th District Court of Johnson County, Texas.

Discuss amendments to the City Administrator contract.

Convened into Executive Session at 8:58 pm.
Reconvened back into Open Session at 10:02 pm

No action was taken on Executive Session items.

9. Adjournment:

Mayor Galaviz adjourned the meeting at 10:02 PM.



Mayor


City Secretary