



City Council

Monday, June 22, 2026 - 7:00 PM

City Council Work Session at 5:30 pm followed by Regular Council Meeting at 7:00 pm.
210 S. Walnut Street
Venus, Texas 76084

AGENDA

1. WORK SESSION:

- 1.1. Call to order.
- 1.2. Fiscal Year 26-27 Budget Presentations.
- 1.3. Adjourn Work Session.

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

3. 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.

4. Citizen Public Comment Period:

Anyone wishing to speak on an item not listed on the agenda may do so during this section. Please turn in a speaker card to the City Secretary. Each speaker has five minutes. By law, the Council cannot deliberate or take action on non-agenda items. The Council may listen, ask brief clarifying questions, provide factual responses, or explain existing policy.

5. 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.

- 5.1. Approval of meeting minutes for regular meeting on June 8, 2026.

6. Presentation and Proclamations:

7. Public Hearings and Action Items:

8. Discussion and Consideration Items:

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, pursuant to authorization by the Texas Open Meetings Act TEXAS GOVERNMENT CODE, Chapter 551.071 (Private

consultation with attorney for the city).

8.1. Discussion regarding the drainage issue in Meadow Ridge.

9. 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: Section 551.071-Consultation with attorney.

9.1. Discussion regarding the third-party audit report with regard to impact fees.

9.2. Discussion regarding letter received from Miskimon Management, LLC's attorney regarding Brahman Ranch and dated December 5, 2025.

9.3. Any action to be taken from Executive Session.

10. Adjournment:

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, pursuant to authorization by the Texas Open Meetings Act, TEXAS GOVERNMENT CODE, Chapter 551.071 (Private consultation with attorney for the city).

This is to certify that a copy of this Notice of Meeting was posted on the bulletin board at City Hall, 700 W. Hwy 67 Venus, Texas and at a place readily accessible to the public at all times and to the City's website www.cityofvenus.org, on (Date & time)

Callie Driggars, TRMC
City Secretary

For more information or a copy of the Open Meetings Act, please contact the Attorney General of Texas at 1-800-252-8011. This building is wheelchair accessible. Any requests for Interpretive Services must be made 48 hours in advance of the scheduled meeting. To make arrangements, please call 972-366-3348.

Removed: _____

Time: _____

CITY COUNCIL

MEETING MINUTES

Work Session at 5:30pm followed by Regular Council Meeting at 6:30pm
JUNE 8, 2026

1. **WORK SESSION:**

1.1. Call to order.

Mayor Galaviz called the work session to order at 5

1.2. Infrastructure presentation with discussion.

1.3. Presentation on Plan of Finance with discussion.

1.4. Discussion regarding regular session agenda items.

1.5. Adjourn

Mayor Galaviz adjourned the work session at 6:42 p.m..

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

Mayor Galaviz called the meeting to order at 07:02 PM., City Attorney, Halla gave the Invocation, and all led the Pledge of Allegiance and Pledge to the Texas Flag. Councilmembers present: Alejandro Galaviz, Teresa Hoffman, Tony Bovinich, Alicia Rosales, Michelle Hamm, and Raymond Jackman.

Staff present: James Hawthorne, City Attorney, Callie Driggars, Melissa Westen, Chief Smith, Chief Hargrove, Becky Wilkins, Scott Williams, Oscar Ortiz, Randy Goucher and Ron Hearn.

3. **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.

4. **Citizen Public Comment Period:**

Anyone wishing to speak on an item not listed on the agenda may do so during this section. Please turn in a speaker card to the City Secretary. Each speaker has five minutes. By law, the Council cannot deliberate or take action on non-agenda items. The Council may listen, ask brief clarifying questions, provide factual responses, or explain existing policy.

1. Jeannie Prazak - 601 W 5th St. - Stated several citizens and the retirement village residents are asking why the Police are not patrolling their neighborhoods. Also, spoke regarding the road projects.

5. **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.

5.1. Approval of meeting minutes for regular meeting on May 11, 2026.

5.2. Approval of a Resolution amending the City Council Policies and Procedure Policy.

I make a motion to approve subject to a change on page 5, special called meetings from two council members to three council members to be compliant with State Law.

Moved by: Raymond Jackman

Seconded by: Teresa Hoffman

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

5.3. Authorization of budgeted purchase for a Cimline M1-150 Gallon Heated Hose, Pump on Demand Crack Sealer. Purchase is through R.B. Everett & Company under Buyboard contract 788-25 for a total of \$78,906.

5.4. Authorization of budgeted purchase of a Case Skid Steer, bucket, hydraulic breaker combo, pallet forks and angle broom. Purchase is through ASCO under Buyboard Pre-Bid Contract #788-25 for \$111,304.11.

5.5. Authorization of budgeted purchase of Case Mini-Excavator, pin grabber, 12 inch smooth bucket, 24 inch smooth bucket, 12 inch excavator bucket, 24 inch digging bucket with teeth. Purchase is through ASCO under Buyboard Pre-Bid Contract #788-25 for a total of \$64,961.16.

5.6. April 2026 Monthly report and bills paid.

5.7. Cumulus Land Enterprise ETJ Release Ordinance

I make a motion to approve.

Moved by: Tony Bovinich

Seconded by: Alicia Rosales

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

5.8. Approval of an Ordinance amending the Venus Code of Ordinances, Chapter 36 "Boards, Commissions and Committees", Article II. "Rules and Procedures" by ADDING Section 36-35 "CONDUCT AND SOCIAL MEDIA POLICY".

I make a motion to remove 5.2 from the consent agenda.

Moved by: Tony Bovinich

Seconded by: Raymond Jackman

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

I make a motion to pull item 5.8 from the consent agenda.

Moved by: Alicia Rosales

Seconded by: Tony Bovinich

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

I make a motion to pull item 5.7 from the consent agenda.

Moved by: Raymond Jackman

Seconded by: Alicia Rosales

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

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

Moved by: Tony Bovinich

Seconded by: Teresa Hoffman

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

I make a motion to approve 5.8 as it stands.

Moved by: Michelle Hamm

Seconded by: Raymond Jackman

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

6. Presentation and Proclamations:

None.

7. Public Hearings and Action Items:

None.

8. Discussion and Consideration Items:

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, pursuant to authorization by the Texas Open Meetings Act TEXAS GOVERNMENT CODE, Chapter 551.071 (Private consultation with attorney for the city).

8.1. Discuss and consider authorization of expenditure of 2020 Bonds funds for Renovations to existing City buildings, to include Fire Station and Public Works buildings.

I make a motion to authorize the expenditure of 2020 bond funds for renovations to existing city buildings, to include the Public Works buildings.

Moved by: Tony Bovinich

Seconded by: Raymond Jackman

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

- 8.2. Discuss and consider approving a Striping Project with TxDot as it relates to the line relocates and project on 157 and railroad crossings and adopting a Resolution authorizing these items.

I make a motion to approve the striping project.

Moved by: Michelle Hamm

Seconded by: Alicia Rosales

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

- 8.3. Discuss and consider taking action on a Resolution Directing Publication of Notice of Intention to issue up to \$16,750,000 in Combination Tax Revenue Certificates of Obligation to Provide Funds for Water and Sewer System Improvements; and Resolving Other Matters Related to the Subject.

I make a motion to go ahead and approve as stated.

Moved by: Michelle Hamm

Seconded by: Tony Bovinich

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

- 8.4. Discuss and consider adopting an ordinance amending the Venus Code of Ordinances, Section 2-55, "Powers and Duties of City Administrator" and Section 2-58 "Vacancy". (Councilmember Bovinich)

No action taken.

- 8.5. Discuss and consider adopting a resolution creating a policy that Development Agreements entered into by the City contain a termination date. (Councilmember Bovinich)

I make a motion to approve adopting a Resolution creating a policy that Development Agreements entered into by the City contain a termination date.

Moved by: Teresa Hoffman

Seconded by: Raymond Jackman

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

- 8.6. Discuss and consider directing the City Administrator to conduct an audit of all current Development Agreements. (Councilmember Bovinich)

I make a motion to direct the City Administrator to conduct an audit on all current Development Agreements.

Moved by: Tony Bovinich

Seconded by: Teresa Hoffman

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

9. 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: SECTION 551.072 deliberation about real property and 551.071- Consultation with Attorney. Mayor Galaviz recessed into Executive Session at 8:47 pm. Mayor Galaviz reconvened into Open Session at 9:51 pm.

- 9.1. Discussion regarding property generally located at 920 CR 110 in the City of Venus and owned by the City.
- 9.2. Discussion regarding property generally located at 1402 FM 1807 in the City of Venus and owned by the City.
- 9.3. Discussion regarding property generally located at 209 S Walnut St. in the City of Venus and owned by the City.
- 9.4. Discussion regarding letter received from Miskimon Management, LLC's attorney regarding Brahman Ranch and dated December 5, 2025.
- 9.5. Any action to be taken on Executive Session.

No action taken.

10. Adjournment:

Mayor Galaviz adjourned the meeting at 09:51 PM.

Mayor

City Secretary

ITEM REPORT

To: City Council
From:
Subject: Discussion regarding the drainage issue in Meadow Ridge.
Department/Office: Administration

Summary:

Recommended Action:

Budget:

Attachments:
None