



AGENDA
REGULAR CITY COUNCIL MEETING
June 9, 2026 – 6:00 P.M.

The Caddo Mills City Council will hold a regular scheduled meeting at City Hall, 2313 Main Street, Caddo Mills, Texas at 6:00 p.m. on Tuesday, June 9, 2026.

- (1) Call to Order
- (2) Invocation
- (3) Approval of City Council Meeting Minutes:
 - (a) Regular Meeting – May 12, 2026
 - (b) Special Meeting – May 26, 2026
- (4) Presentation to the City Council by members of the Public (to be conducted as close to 6:05 p.m. as possible with a three-minute limit per person, unless otherwise required by law). This period is reserved for citizens to address Council about any item listed on the agenda, except public hearings, or to provide a general comment. Comments related to public hearings will be heard when the specific hearing begins. Per the Texas Open Meetings Act, the Council is not permitted to act on or discuss any item not listed on the agenda, but Council may respond with a statement of fact or policy. Items suggested for action may be placed on a future agenda, at the Council's sole discretion.
- (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
- (6) Discussion and Possible Action taken on Economic Incentive between the Caddo Mills Economic Development Corporation and Guillermo Campos (Si Senor Tex-Mex and Bella's Market LLC)
- (7) **PUBLIC HEARING** – Conduct the first of two public hearings and receive public comments regarding the proposed annexation of certain Texas Department of Transportation (TxDOT) right-of-way along Interstate 30, consisting of segments extending from Brushy Creek to FM 1565, FM 1565 to FM 36, FM 36 to FM 1903, and FM 1903 to County Road 2172
- (8) **PUBLIC HEARING** – Consideration and Possible Action taken on proposed assessments to be levied within Improvement Area #1 of the Preserve at Brushy Creek Public Improvement District

- (9) Discussion and Possible Action taken on Ordinance of the City Council of the City of Caddo Mills accepting and approving a Service and Assessment Plan and Assessment Roll for the Preserve at Brushy Creek Public Improvement District making a finding of special benefit to the property in Improvement Area #1 of the District; levying special assessments against property within Improvement Area #1 of the District and establishing a lien on such property; providing for the method of assessment and the payment of the assessments in accordance with Chapter 372, Texas Local Government Code, as amended, providing penalties and interest on delinquent assessments, providing for severability; and providing an effective date
- (10) Consideration and Possible Action taken on an Ordinance authorizing the issuance of the “City of Caddo Mills, Texas, Special Assessment Revenue Bonds, Series 2026 (Preserve at Brushy Creek Public Improvement District Improvement Area #1 Project)”; approving and authorizing an Indenture of Trust, a Bond Purchase Agreement, a Limited Offering Memorandum, a Continuing Disclosure Agreement and other agreements and documents in connection therewith; making finding with respect to the issuance of such Bonds; and providing an effective date.
- (11) Consideration and Possible Action taken on a Resolution accepting a petition to create the Becker Estates Public Improvement District and calling for a public hearing; authorizing the issuance of notice by the City Secretary of the City of Caddo Mills, Texas regarding the public hearing; and providing an effective date
- (12) Consideration and Possible Action taken on Award of Bid for Professional Engineering and Design Services for the Caddo Mills Municipal Airport
- (13) Consideration and Possible Action taken to Award Construction Contract to rehabilitate Hooten Park, contingent upon TPWD approval
- (14) 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 551.087:** 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 and with which the City is conducting economic development negotiations; and/or to deliberate the offer of a financial or other incentive to the business prospect.
 - (b) **Section 551.074:** Deliberation regarding the appointment, evaluation, reassignment, duties, discipline or dismissal of public officer or employee.
 - (1) City Manager
- (15) 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 on or before 6:00 p.m., Tuesday, June 2, 2026.

A handwritten signature in cursive script that reads "Becky Pattillo". The signature is written in black ink and is positioned above a horizontal line.

Becky Pattillo, City Secretary