CADDO MILLS

AGENDA

CITY COUNCIL REGULAR MEETING

October 13, 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, October 13, 2026.

1. Call to Order

2. Invocation

3. Approval of City Council Meeting Minutes:
   a. Special Meeting – August 25, 2026
   b. Regular Meeting – September 4, 2026
   c. Special Meeting – September 8, 2026
   d. Special Meeting – September 10, 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. Presentation of Proclamation: Domestic Violence Awareness Month

7. Discussion and Possible Action on Ratification of Right-of-Way agreement with ONEOK Sterling III Pipeline, LLC

8. Consideration and Possible Action on a Resolution setting a public hearing for the voluntary annexation of approximately 5 acres being Hunt CAD Property ID 124467, S4855 Sanchez Addition Lot 1 commonly known as 4569 FM 1565; and Hunt CAD Property ID 23325, S4855 Sanchez Addition Lot 2, commonly known as 4615 FM 1565

9. Consideration and Possible Action on Resolution awarding an application and administration contract related to the 2027/2028 Community Development Block Grant (CDBG)

10. Consideration and Possible Action to purchase Electrical Conduit for new underground electrical for Hooten Field

11. **PUBLIC HEARING –** regarding amending the Comprehensive Plan Future Land Use Map by changing the Future Land Use Designation for Hunt CAD 90163 Original Town of Caddo Mills Hunt County, Texas acres Lot 1B 0.5854, commonly known as 2301 Highway 66, generally located north of Highway 66 and east of Gilmer Street, from Low Density Residential to Neighborhood Services District

12. Consideration and Possible Action on amending the Comprehensive Plan Future Land Use Map by changing the Future Land Use Designation for Hunt Cad 90163 Original Town of Caddo Mills Hunt County, Texas acres Lot 1B 0.5854, commonly known as 2301 Highway 66, generally located north of Highway 66 and east of Gilmer Street, from Low Density Residential to Neighborhood Services District

13. **PUBLIC HEARING** – Rezoning approximately 0.5854 acres described as Hunt CAD ID 90163 generally located north of Highway 66 and east of Gilmer Street, Original Town of Caddo Mills, Hunt County, Texas Lot 1B, commonly known as 2301 Highway 66 from SF-2 Single Family District to C1 – Neighborhood Commercial District

14. Consideration and Possible Action on an Ordinance rezoning approximately 0.5854 acres described as Hunt CAD ID 90163 generally located north of Highway 66 and east of Gilmer Street, Original Town of Caddo Mills, Hunt County, Texas Lot 1B, commonly known as 2301 Highway 66 from SF-2 Single Family District to C1 – Neighborhood Commercial District

15. Consideration and Possible Action approving final plat for Hunt County CAD Property ID 121996, 3642 FM 1565, generally located west of FM 1565 and south of Highway 66, being an approximate 2 acres situated in the Caddo DC Abstract A0157, Hunt County, Texas

16. **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 551.071, Consultation with Attorney on a matter in which the duty of the Attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas conflicts with the Open Meetings Act:

        1. City Manager

2. GG Ventures
3. EDC Properties

(b) Section 551.072, Deliberation regarding the purchase, exchange, lease, or value of real property: GG Ventures; EDC Properties

(c) Section 551.074, Deliberation regarding the appointment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee: City Manager

17. Reconvene to Open Session: In accordance with Texas Government Code Chapter 551, the City Council will reconvene into Regular Session to consider any action needed on matters discussed in Executive Session.

18. Consideration and Possible Action on a Resolution authorizing the Caddo Mills Economic Development Corporation to purchase property located at 2300 First Street and 2302 First Street and to sell 2300 First Street and 2301 Highway 66

19. Consideration and Possible Action on a Resolution authorizing the Caddo Mills Economic Development Corporation to enter into an Incentive Agreement with F2 Investment LLC

20. Consideration and Possible Action on First Reading of Resolution to award professional planning, surveying, and engineering services for the FM 1565 Commercial Development Project on land owned by the Caddo Mills Economic Development Corporation

21. 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, October 6, 2026.

Becky Pattillo, City Secretary