



CITY OF CALDWELL

Kavon Novak, Mayor Pro-Tempore
Lee Glidewell
Jessie E. Enrique, Jr.

JANICE EASTER, MAYOR

Gary Easter
John Larch
Camden White, City Administrator

REGULAR MEETING OF THE CALDWELL CITY COUNCIL November 18, 2025

Notice is hereby given that the City Council of the City of Caldwell, Burleson County, Texas will convene in a Regular Meeting at the City Council Chambers, 107 S. Hill St., Caldwell, Texas 77836, thereof at 5:30 P.M. November 18, 2025.

AGENDA:

1. **Call to Order.**
2. **Invocation and Pledges to the U.S. and Texas Flags.**
3. **Citizens to be Heard on City-Related Topics.** *(Must sign in to speak, 5-minute limit)*
(The purpose of this item is to allow citizens an opportunity to address the City Council on issues that are NOT on the agenda. No discussion can be carried out on the guest's comment.)

Citizens to be Heard on Agenda Items Only. *(Must sign in to speak, 5-minute limit)*
(The purpose of this item is to allow citizens an opportunity to address the City Council on issues that ARE on the agenda. No discussion can be carried out on the guest's comment.)
4. **Consent Agenda:** *The Consent Agenda includes non-controversial and routine items that Council may act on with one single vote. A councilmember may pull any item from the Consent Agenda in order that the Council discuss and act upon it individually as part of the Regular Agenda.*
 - A) Consider approval of minutes for the Regular Meeting 10-21-2025.
 - B) Consider appointments of Randall Richardson, Kenneth Lauderdale, and Brett Nedbalek to the Airport Advisory Board for a term of 1 year.
 - C) Consider continued appointments of Cody Freeman and Shawn Jennings to the Electric Advisory Board.
5. **Public Hearing**
 - A) MASTER PLAN AMENDMENT #MPA-2026-1: The City Council of the City of Caldwell will conduct a public hearing to consider a Master Plan Amendment for the property identified as Parcel ID 16349, addressed as 982 Old Somerville Rd., owned by Maria Yanez applicant/developer is Juan Zermeno.
 - B) REZONE/ZONING MAP AMENDMENT #REZ-2025-4: The City Council of the City of Caldwell will conduct a public hearing to consider a Zoning Map Amendment to the City's Comprehensive Master Plan for the property identified as Parcel ID 16349, addressed as 982 Old Somerville Rd., owned by Maria Yanez applicant/developer is Juan Zermeno.



CITY OF CALDWELL

Kavon Novak, Mayor Pro-Tempore
Lee Glidewell
Jessie E. Enrique, Jr.

JANICE EASTER, MAYOR

Gary Easter
John Larch
Camden White, City Administrator

6. **Regular Agenda:** *Discuss, Consider, and Possible Take Action Regarding:*

- A) Ordinance 11-18-2025A, Amending Chapter 9 of the Code of Ordinances by: Removing Term Limits for the Offices of City Secretary, City Engineer, and City Attorney; and Adding Duties of the City Secretary
- B) Ordinance 11-18-2025B, Amending Chapter 7 of the Code of Ordinances by Updating Municipal Court Fees Allocation and Creating a Consolidated Fund for Security and Technology
- C) Ordinance 11-18-2025C, Amending Zoning Map for an approximately 148.10 acre Tract to change from Agricultural to Planned Development for Quinn Waters (PD)
- D) Discuss, consider, and adopt Resolution No. 2025-014 to designate authorized signatories for the Community Development Block Grant – Mitigation Program (CDBG-MIT) program for GLO state contract number 24-065-193-F475.
- E) Discuss, consider, and adopt Resolution No. 2025-015 regarding Civil Rights which includes the following policies:
 - i) Citizen Participation Plan and Grievance Procedures;
 - ii) Section 3 Policy;
 - iii) Excessive Force Policy;
 - iv) Limited English Proficiency (LEP) Standards Plan;
 - v) Section 504 Policy and Grievance Procedures;
 - vi) Code of Conduct Policy; and
 - vii) Fair Housing Policy.
- F) Proclaim April as Fair Housing Month: This proclamation will help to fulfill Fair Housing activity obligations as required by the grant.
- G) Resolution No. 2025-017 identifying blighted areas for TDA-DRP grant.
- H) Discuss and consider proposed ground lease with HAVEN ANIMAL RESCUE OF TEXAS

7. **Department and Community Reports:** *These are informative reports that require no action.*

- A) Finance Reports
 - i) Sales Tax Reports
 - ii) Property Tax Report
 - iii) Cash Analysis Report
 - iv) Monthly Financial Report
 - v) Customer Service – Utility Billing Report
- B) Library Programs & Services
- C) Planning & Development Service Reports
 - i) Development
 - ii) Permits & Inspections
 - iii) Code Enforcement Report
 - iv) Main Street Report
- D) Municipal Court Offenses and Activities Report
- E) Police Calls for Service Report



CITY OF CALDWELL

Kavon Novak, Mayor Pro-Tempore
Lee Glidewell
Jessie E. Enrique, Jr.

JANICE EASTER, MAYOR

Gary Easter
John Larch
Camden White, City Administrator

8. **Administrative/Elected Officials/Community Interest Reports.** *Any oral report provided by the Administrative and Elected Officials will be informational only and not for council action.*

A) City Administrator's Report:

- i) Electric Reliability Council of Texas (ERCOT) Load Integration Update
- ii) White Tail Run subdivision

B) City Secretary's Report

- i) Advisory Boards
 - (1) One Vacant Seat on Police Training Advisory Board
 - (2) Main Street reported a few seats getting changed in January
 - (3) Housing Authority – still trying to track down information on this board, why we confirm them if they are their own entity

9. **Adjourn**

This meeting will be conducted pursuant to the Texas Government Code Section 551.001 et seq. At any time during the meeting the Council reserves the right to adjourn into executive session on any of the above posted agenda items in accordance with the sections 551.071 [litigation and certain consultation with attorney], 551.072 [acquisition of interest in real property], 551.073 [contract for gift to city], 551.074 [certain personnel deliberations] 551.076 [deployment/implementation of security personnel or devices], or 551.087 [economic development negotiations].

After discussion of any matters in executive session, any final action or vote taken will be in public by the City Council.

City Council shall have the right at any time to seek legal advice in Executive Session from its Attorney on any agenda item, whether posted for Executive Session or not.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the city secretary's office at (979)567-3271 ext. 106, or fax (979)567-9233, or email afrank@caldwelltx.gov for further information.

This Notice and Meeting Agenda are posted online at www.caldwelltx.gov/agendas-minutes/

Camden White, City Administrator



CITY OF CALDWELL

Kavon Novak, Mayor Pro-Tempore
Lee Glidewell
Jessie E. Enrique, Jr.

JANICE EASTER, MAYOR

Gary Easter
John Larch
Camden White, City Administrator

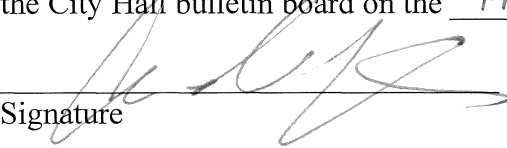
CERTIFICATION

I certify that the above notice of meeting was posted on the city's website and the bulletin board at Caldwell City Hall at 114 S. Echols St. and City Council Chambers, 107 S. Hill St., Caldwell, TX by Wednesday, October 15, 2025 before 12:00AM.

(SEAL)


Amanda Frank
City Secretary

I certify that the attached notice and agenda of items to be considered by the City Council was removed by me from the City Hall bulletin board on the 19th day of November, 2025 at 8:19 AM PM.


Signature