

ELLIS COUNTY COMMISSIONERS COURT
OFFICIAL MINUTES – MARCH 18, 2025

THE ELLIS COUNTY COMMISSIONERS COURT MET ON TUESDAY, MARCH 18, 2025, AT 2:00 P.M., IN THE HISTORIC ELLIS COUNTY COURTHOUSE, COMMISSIONERS COURTROOM (2ND FLOOR) 101 W. MAIN STREET, WAXAHACHIE, TEXAS AT WHICH THE FOLLOWING WAS DISCUSSED AND CONSIDERED, TO-WIT:

MEMBERS PRESENT:

COUNTY CLERK: KRYSTAL VALDEZ

COUNTY JUDGE TODD LITTLE

COMMISSIONERS:

PRECINCT 1 COMMISSIONER RANDY STINSON

PRECINCT 2 COMMISSIONER LANE GRAYSON

PRECINCT 3 COMMISSIONER LOUIS PONDER

PRECINCT 4 COMMISSIONER KYLE BUTLER

OPENING COURT:

COUNTY JUDGE CALLS MEETING TO ORDER, DECLARES QUORUM AND DECLARES NOTICES LEGALLY POSTED PURSUANT TO OPEN MEETINGS ACT.

MOTION TO OPEN COURT BY COMMISSIONER GRAYSON, SECONDED BY COMMISSIONER BUTLER, MOTION CARRIED

INVOCATION AND PLEDGE OF ALLEGIANCE: *PRECINCT 2 COMMISSIONER LANE GRAYSON*

CONSENT AGENDA: MINUTE ORDER 179.25

ADMINISTRATIVE:

- A.1 APPROVING OF A PROCLAMATION CONGRATULATING MIKE EASTLAND FOR 58 YEARS OF PUBLIC SERVICE IN THE NORTH CENTRAL TEXAS REGION. – *COUNTY JUDGE TODD LITTLE*
- A.2 APPROVING OF REGULAR BILLS, PAYROLL, AND OFFICERS' REPORTS. – *COUNTY TREASURER CHERYL CHAMBERS*
- A.3 APPROVING OF THE COMMISSIONERS' COURT REGULAR MEETING MINUTES FROM MARCH 4, 2025. - *COUNTY CLERK KRYSTAL VALDEZ*
- A.4 ACCEPTING OF THE COUNTY AUDITOR'S MONTHLY REPORT FOR JANUARY 2025, PURSUANT TO TEXAS LOCAL GOVERNMENT CODE §114.025. – *COUNTY AUDITOR STACI PARR*
- A.5 ACCEPTING OF THE COUNTY AUDITOR'S MONTHLY REPORT FOR FEBRUARY 2025, PURSUANT TO TEXAS LOCAL GOVERNMENT CODE §114.025. - *COUNTY AUDITOR STACI PARR*
- A.6 ACCEPTING OF THE FEBRUARY 2025 CASH AUDIT REPORTS, PURSUANT TO TEXAS LOCAL GOVERNMENT CODE §115.002. - *COUNTY AUDITOR STACI PARR*
- A.7 ACCEPTING OF A TABULATED REPORT OF THE COUNTY'S RECEIPTS AND DISBURSEMENTS OF FUNDS FROM JANUARY 25TH – MARCH 7TH, 2025, PURSUANT TO TEXAS LOCAL GOVERNMENT CODE §114.024. - *COUNTY AUDITOR STACI PARR*

- A.8 ACCEPTING OF THE FEBRUARY 2025 MONTHLY REPORT FOR THE JUSTICE OF THE PEACE, PRECINCT 1, PURSUANT TO TEXAS LGC §114.044. – *THE HONORABLE CHRIS MACON, JUSTICE OF THE PEACE, PCT. 1*
- A.9 ACCEPTING OF THE FEBRUARY 2025 MONTHLY REPORT FOR THE JUSTICE OF THE PEACE, PRECINCT 2, PURSUANT TO TEXAS LGC §114.044. – *THE HONORABLE JACKIE MILLER, JUSTICE OF THE PEACE, PCT. 2*
- A.10 ACCEPTING OF THE FEBRUARY 2025 MONTHLY REPORT FOR THE JUSTICE OF THE PEACE, PRECINCT 3, PURSUANT TO TEXAS LGC §114.044. – *THE HONORABLE DAN COX., JUSTICE OF THE PEACE, PCT. 3*
- A.11 ACCEPTING OF THE FEBRUARY 2025 MONTHLY REPORT FOR THE JUSTICE OF THE PEACE, PRECINCT 4, PURSUANT TO TEXAS LGC §114.044. – *THE HONORABLE BUTCH BRYANT, JUSTICE OF THE PEACE, PCT. 4*
- A.12 ACCEPTING OF THE DEPARTMENT OF DEVELOPMENT’S (DOD’S) MONTHLY FINANCIAL REPORT FOR FEBRUARY 2025, PURSUANT TO TEXAS LOCAL GOVERNMENT CODE §114.044. – *DEPARTMENT OF DEVELOPMENT DIRECTOR ALBERTO MARES*
- A.13 ACCEPTING OF THE DEPARTMENT OF ENGINEERING’S MONTHLY FINANCIAL REPORT FOR FEBRUARY 2025, PURSUANT TO TEXAS LOCAL GOVERNMENT CODE §114.044. – *DEPARTMENT OF ENGINEERING INTERIM DIRECTOR ALBERTO MARES*
- A.14 APPROVING OF AN INTERLOCAL COOPERATION CONTRACT BETWEEN ELLIS COUNTY AND THE CITY OF VENUS FOR LABOR, EQUIPMENT, AND MATERIALS THROUGH DECEMBER 31ST, 2025. – *PRECINCT 4 COMMISSIONER KYLE BUTLER*
- A.15 APPROVING TO RECLASSIFY TWO VICTIM ASSISTANCE COORDINATORS TO “VICTIM ASSISTANCE COORDINATOR II” IN THE COUNTY ATTORNEY’S OFFICE. THERE IS NO BUDGET IMPACT IN FY2025, AS SB22 FUNDS WILL BE USED TO COVER THE DIFFERENCE. – *COUNTY ATTORNEY LINDY BEATY*
- A.16 APPROVING OF A RESOLUTION OF SUPPORT FOR THE CREATION OF ELLIS COUNTY EMERGENCY SERVICES DISTRICT #12 (MILFORD). – *ELECTIONS ADMINISTRATOR JANA ONYON*

FINANCIAL CONSENT:

- F.1 APPROVING TO PURCHASE A WALKTHROUGH METAL DETECTOR FOR THE HISTORIC COURTHOUSE USING THE COURTHOUSE SECURITY FUND IN AN AMOUNT NOT TO EXCEED \$8,000.00. – *SHERIFF BRAD NORMAN*
- F.2 ACCEPTING OF \$27,010.01 FROM RENE BATES AUCTIONEERS, INC. FOR THE SALE OF ROAD & BRIDGE PRECINCT 4 EQUIPMENT AS UNANTICIPATED REVENUE. REQUEST SPECIAL BUDGET OF UNANTICIPATED REVENUE: INCREASE 006-0754-508020 (EQUIPMENT) BY \$27,010.01 PURSUANT TO TEXAS LOCAL GOVERNMENT CODE §111.0108, UNANTICIPATED REVENUE CERTIFIED BY COUNTY AUDITOR. – *COUNTY AUDITOR STACI PARR*
- F.3 FY2025 LINE-ITEM TRANSFER – *FIRE MARSHAL TIM BIRDWELL*
 DECREASE 001-0450-509960 (COMPUTER SERVICES – RADIO AGREEMENT) BY \$120.00
 INCREASE 001-0450-508120 (RADIO) BY \$120.00

MOTION TO APPROVE BY COMMISSIONER GRAYSON, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

DEPARTMENT OF DEVELOPMENT

MINUTE ORDER 180.25 (1.1) **DENYING** VARIANCE REQUESTS FOR PARCEL ID NO. 194094, 192097, AND 192098 – (PROPOSED ELLIS RANCH MANORS DEVELOPMENT) FROM VOLUME III, SECTION IV (D) OF THE STANDARD CONSTRUCTION DETAILS TO WAIVE THE REQUIRED CEMENT STABILIZED FLEX-BASE. THE ± 122.595-ACRE SITE IS LOCATED ± 523 FEET SOUTHEAST OF THE INTERSECTION OF BROADHEAD AND GIBSON ROAD, WAXAHACHIE, ROAD AND BRIDGE PRECINCTS NO. 1 & PRECINCT No. 4.

MOTION TO **DENY** BY COMMISSIONER STINSON, SECONDED BY COMMISSIONER BUTLER, MOTION CARRIED

MINUTE ORDER 181.25 (1.2) APPROVING A VARIANCE REQUEST TO VOLUME I, SECTION IV (A) REGARDING THE MINIMUM PUBLIC ROAD FRONTAGE REQUIREMENTS FOR PARCEL ID 185802. THIS ± 3.775-ACRE SITE IS LOCATED ± 50 FEET SOUTHEAST OF THE INTERSECTION OF CRISP ROAD AND CHRISTIAN ROAD, LOCATED IN THE EXTRA-TERRITORIAL JURISDICTION (ETJ) OF THE CITY OF ENNIS, ROAD AND BRIDGE PRECINCT No. 1, SUBJECT TO THE FOLLOWING CONDITIONS:

1. THE PROPERTY OWNER OR APPLICANT SHALL SUBMIT A PLAT IDENTICAL TO THE SURVEY PLAT PROVIDED FOR THE PROPERTY WITH THE VARIANCE APPLICATION.
2. NO FURTHER SUBDIVISION OF THIS PROPERTY SHALL OCCUR UNTIL IT CAN MEET THE SUBDIVISION REQUIREMENTS IN EFFECT AT THAT TIME.
3. APPROVAL OF THIS VARIANCE REQUEST DOES NOT EXTEND TO MULTI-TENANT, MULTI-UNIT, OR ANY OTHER COMMERCIAL STRUCTURES OR BUSINESSES WITHOUT MEETING THE REQUIREMENTS IN EFFECT AT THAT TIME.
4. NO MORE THAN 2 HABITABLE STRUCTURES (1 EXISTING AND 1 PROPOSED) SHALL BE ALLOWED ON THIS SITE.

MOTION TO APPROVE BY COMMISSIONER STINSON, SECONDED BY COMMISSIONER GRAYSON, MOTION CARRIED

MINUTE ORDER 182.25 (1.3) APPROVING A VARIANCE REQUEST TO VOLUME I, SECTION IV (A) REGARDING THE MINIMUM PUBLIC ROAD FRONTAGE REQUIREMENTS FOR PARCEL ID 18077. THIS ± 4.20-ACRE SITE IS LOCATED ± 890 FEET WEST OF THE INTERSECTION OF JOE WILSON ROAD AND NANCY LANE (A PRIVATE ROAD), IN THE ETJ OF THE CITY OF MIDLOTHIAN, ROAD AND BRIDGE PRECINCT No. 4. SUBJECT TO THE FOLLOWING CONDITIONS:

1. THE PROPERTY OWNER OR APPLICANT SHALL SUBMIT A PLAT IDENTICAL TO THE SURVEY PLAT PROVIDED FOR THE PROPERTY WITH THE VARIANCE APPLICATION.
2. NO FURTHER SUBDIVISION OF THIS PROPERTY SHALL OCCUR UNTIL IT CAN MEET THE SUBDIVISION REQUIREMENTS IN EFFECT AT THAT TIME.
3. APPROVAL OF THIS VARIANCE REQUEST DOES NOT EXTEND TO MULTI-TENANT, MULTI-UNIT, OR ANY OTHER COMMERCIAL STRUCTURES OR BUSINESSES WITHOUT MEETING THE REQUIREMENTS IN EFFECT AT THAT TIME.
4. THE EXISTING PRIVATE ROAD SHALL BE SHOWN ON THE FINAL PLAT.

PUBLIC PARTICIPATION: KYLE HOLMES, VENUS

MOTION TO APPROVE BY COMMISSIONER BUTLER, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

MINUTE ORDER 183.25 (1.4) APPROVING A VARIANCE REQUEST TO VOLUME I, SECTION IV (A) REGARDING THE MINIMUM PUBLIC ROAD FRONTAGE REQUIREMENTS FOR PARCEL ID 181223. THIS ± 6.815-ACRE SITE IS LOCATED ± 1,690 FEET SOUTHWEST OF THE INTERSECTION OF CEMENT VALLEY AND MILLER ROAD, LOCATED IN THE ETJ OF THE CITY OF MIDLOTHIAN, ROAD AND BRIDGE PCT. 4, SUBJECT TO THE FOLLOWING CONDITIONS:

1. THE PROPERTY OWNER OR APPLICANT SHALL SUBMIT A PLAT IDENTICAL TO THE SURVEY PLAT PROVIDED FOR THE PROPERTY WITH THE VARIANCE APPLICATION.
2. NO FURTHER SUBDIVISION OF THIS PROPERTY SHALL OCCUR UNTIL IT CAN MEET THE SUBDIVISION REQUIREMENTS IN EFFECT AT THAT TIME.
3. APPROVAL OF THIS VARIANCE REQUEST DOES NOT EXTEND TO MULTI-TENANT, MULTI-UNIT, OR ANY OTHER COMMERCIAL STRUCTURES OR BUSINESSES WITHOUT MEETING THE REQUIREMENTS IN EFFECT AT THAT TIME.
4. LABEL EXISTING ACCESS EASEMENT SHALL BE SHOWN AT THE TIME OF PLATTING TO PROVE THAT IT HAS INGRESS & EGRESS ONTO THE SITE.
5. NO MORE THAN 2 HABITABLE STRUCTURES (1 EXISTING AND 1 PROPOSED) SHALL BE ALLOWED ON THIS SITE.

MOTION TO APPROVE BY COMMISSIONER BUTLER, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

MINUTE ORDER 184.25 (1.5) ACCEPTING PERFORMANCE BONDS FOR THE PROPOSED SPRINGSIDE ESTATES PHASE 3. THE ± 133-ACRE SITE IS LOCATED NORTH OF THE INTERSECTION OF LAKOTA PARKWAY AND ALAQUA DRIVE, WAXAHACHIE, ROAD AND BRIDGE PRECINCT No. 4, SUBJECT TO THE FOLLOWING CONDITIONS:

1. THAT CIVIL PLANS FOR THIS SUBDIVISION ARE APPROVED BY THE COUNTY ENGINEER’S OFFICE.

MOTION TO APPROVE BY COMMISSIONER BUTLER SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

MINUTE ORDER 185.25 (1.6) APPROVING A PLATTING EXEMPTION FOR PARCEL ID No. 308919, AS STATED IN TEXAS LOCAL GOVERNMENT CODE, SECTION 232.0015 (E). THE ± 1.00-ACRE SITE IS LOCATED ± 985 FEET WEST OF THE INTERSECTION OF SHILOH ROAD AND BRYSON LANE, IN THE ETJ OF MIDLOTHIAN, ROAD AND BRIDGE PRECINCT No. 4, SUBJECT TO THE FOLLOWING CONDITIONS:

1. NO FURTHER SUBDIVISION OF THIS ENTIRE ± 1.00-ACRE SITE SHALL OCCUR UNTIL IT MEETS THE SUBDIVISION REQUIREMENTS IN EFFECT AT THAT TIME.
2. AS STATED IN TEXAS LGC 232.0015 (E), IF ANY PIECE OF THIS PROPERTY SELLS OUTSIDE OF THE FAMILY, THE ENTIRE PROPERTY SHALL BE PLATTED PRIOR TO ITS SALE.
3. ADHERENCE TO ANY OTHER REGULATIONS RELATING TO THIS PARTICULAR PLAT EXEMPTION AND OTHER DOCUMENTS SIGNED AS PART OF THIS APPLICATION.
4. APPROVAL OF THIS VARIANCE REQUEST DOES NOT EXTEND TO MULTI-TENANT, MULTI-UNIT, OR ANY OTHER COMMERCIAL STRUCTURES OR BUSINESSES WITHOUT MEETING THE REQUIREMENTS IN EFFECT AT THAT TIME.

MOTION TO APPROVE BY COMMISSIONER BUTLER, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

MINUTE ORDER 186.25 (1.7) RATIFYING STAFF ACTION ON A PRELIMINARY PLAT OF ELLIS RANCH MANORS. THE ± 122.595-ACRE SITE IS LOCATED ± 530 FEET SOUTH OF THE INTERSECTION OF GIBSON ROAD AND BROADHEAD ROAD, SITUATED IN THE G.R. WHELOCK SURVEY, ABSTRACT NO. 1117, WAXAHACHIE, ROAD AND BRIDGE PRECINCT NO. 1 AND 4, SUBJECT TO THE FOLLOWING CONDITIONS:

1. STREET AND SUBDIVISION NAMES MUST BE PRE-APPROVED BY ELLIS COUNTY GIS (SEE PDF ATTACHED TO EMAIL).
2. REMOVE CITY OF WAXAHACHIE THROUGHOUT THE PLAT.
3. SHOW ETJ LINES FOR THE CITY OF PALMER.
4. ADD ALL BUILDING SETBACK LINES.
5. ALL CUL-DE-SACS MUST BE A MINIMUM OF 60-FOOT RADIUS.
6. UPDATE THE OWNERS ACKNOWLEDGEMENT TO MATCH THE ATTACHED SAMPLE PLAT.
7. INCLUDE AN OSSF STATEMENT AND SIGNATURE LINE TO MATCH THE ATTACHED SAMPLE PLAT.
8. SHADE THE FLOODPLAIN.
9. CIVIL PLANS FOR THE PROPOSED SUBDIVISION WILL NEED TO BE APPROVED BY THE COUNTY ENGINEER'S OFFICE PRIOR TO THE SUBMITTAL OF THE FINAL PLAT AND THE START OF CONSTRUCTION OF INFRASTRUCTURE.
10. THE FOLLOWING LOTS DO NOT MEET ROAD FRONTAGE REQUIREMENTS: BLOCK 1, LOTS 8, 9, 22, 23; BLOCK 2, LOTS 7, 8, 11, 12, 13, 14, 20, 21; BLOCK 3, LOTS 6, 7, 8, 15, AND BLOCK 4, LOT 8.
11. ADD GENERAL NOTE "PRELIMINARY PLATS SHALL EXPIRE EIGHTEEN (18) MONTHS AFTER APPROVAL IF NO CIVIL PLANS OR FINAL PLAT ARE SUBMITTED."
12. OWNER'S NAME/AGENT MUST BE PRINTED WITHIN THE ACKNOWLEDGMENT AND NOTARY STATEMENT.
13. ADD A WRITTEN SCALE TO THE PLAT.
14. NON-CONTIGUOUS DUE MUST BE APPROVED BY THE COUNTY ENGINEER'S OFFICE.
15. PLEASE RE-NUMBER THE OPEN SPACES, DO NOT INCLUDE WITHIN THE BLOCK SEGMENT.
16. REPOSITION CALL S 61°30'01" E OUT OF THE CONTOUR ON THE PLAT DRAWING.
17. ROW DEDICATION FOR GIBSON ROAD 50' FROM THE CENTERLINE.
18. FLARED ENTRANCE FOR GLOVE PINK TRAIL MUST BE APPROVED BY COUNTY ENGINEER'S OFFICE.
19. A PORTION OF THIS PROPERTY APPEARS TO BE PLATTED LAND (SEE ATTACHED PLAT OF HUNTERS RUN)

MOTION TO APPROVE BY COMMISSIONER STINSON, SECONDED BY COMMISSIONER GRAYSON, MOTION CARRIED

MINUTE ORDER 187.25 (1.8) DISAPPROVED WITHOUT PREJUDICE: YARBROUGH'S YARD REPLAT, LOT 1BR, BEING A REPLAT OF YARBROUGH'S YARD REPLAT, LOT 1B. THE PROPERTY CONTAINS ± 7.330 ACRES OF LAND, LOCATED ± 620 FEET SOUTH OF THE INTERSECTION OF SPRING BRANCH ROAD AND BLACKCHAMP ROAD, WAXAHACHIE, ROAD AND BRIDGE PRECINCT NO. 4.

MOTION TO DISAPPROVE BY COMMISSIONER BUTLER, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

PURCHASING

MINUTE ORDER 188.25 (2.1) APPROVING TO PURCHASE TWO (2) 2025 MACK MDRIVE 12-SPEEDS FROM BRUCKNER'S TRUCK & EQUIPMENT USING HGAC CONTRACT #HT06-20 IN THE AMOUNT OF \$339,838.00 FOR ROAD & BRIDGE PCT. NO. 4. THE PURCHASE WILL BE FUNDED UP TO 80% USING THE TEXAS EMISSION REDUCTION PLAN (TERP) GRANT UPON EXECUTION OF THE CONTRACT.

MOTION TO APPROVE BY COMMISSIONER BUTLER, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

MINUTE ORDER 189.25 (2.2) APPROVING TO PURCHASE HIRING AND EMPLOYEE ONBOARDING SUBSCRIPTION SERVICES FROM NEOGOV USING THE HARRIS COUNTY, TEXAS INTERLOCAL AGREEMENT IN THE AMOUNT OF \$70,914.00

MOTION TO APPROVE BY COMMISSIONER GRAYSON, SECONDED BY COMMISSIONER STINSON, MOTION CARRIED

MINUTE ORDER 190.25 (2.3) CANCELLING THE AWARD AND TERMINATE THE CONTRACT FOR RFB-2025-004 SALE OF SCRAP METAL AND SCRAP VEHICLES WITH SCRAPPY'S RECYCLING CENTER, INC.

MOTION TO APPROVE BY JUDGE LITTLE, SECONDED BY COMMISSIONER GRAYSON, MOTION CARRIED

MINUTE ORDER 191.25 (2.4) APPROVING TO AWARD RFB-2025-004 SALE OF SCRAP METAL AND SCRAP VEHICLES TO HLH&R, L.P. AND APPROVING FOR THE COUNTY JUDGE TO EXECUTE THE CONTRACT UPON FINAL LEGAL REVIEW.

PUBLIC PARTICIPATION: CRISTELA BARAJAS, WAXAHACHIE; LUIS & CASSANDRA GONZALEZ, WAXAHACHIE

MOTION TO APPROVE BY COMMISSIONER GRAYSON, SECONDED BY COMMISSIONER STINSON, MOTION CARRIED

MINUTE ORDER 192.25 (2.5) APPROVING THE ARCHITEXAS PROPOSAL FOR SERVICES USING THE MASTER SERVICES AGREEMENT (MSA) BETWEEN ELLIS COUNTY AND ARCHITEXAS (MINUTE ORDER #148.22) FOR ARCHITECTURAL SERVICES FOR THE JUVENILE PROBATION BUILDING RENOVATION IN AN AMOUNT OF \$17,000.00 PLUS REIMBURSABLES EXPENSES AND SPECIALTY SERVICES.

MOTION TO APPROVE BY COMMISSIONER GRAYSON, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

MINUTE ORDER 193.25 (2.6) APPROVING ARCHITEXAS TASK ORDER 31 USING THE MASTER SERVICES AGREEMENT (MSA) BETWEEN ELLIS COUNTY AND ARCHITEXAS (MINUTE ORDER 148.22) FOR ARCHITECTURAL SERVICES FOR THE ELECTIONS BUILDING PROJECT PHASE I PROGRAMMING AND CONCEPTUAL DESIGN IN AN AMOUNT OF \$120,900.00, PHASE II BASIC SERVICES BASED ON THE MSA; PLUS REIMBURSABLE EXPENSES AND SPECIALTY SERVICES.

MOTION TO APPROVE BY COMMISSIONER GRAYSON, SECONDED BY COMMISSIONER STINSON, MOTION CARRIED

MINUTE ORDER 194.25 (2.7) APPROVING TO PURCHASE ID PRINTING EQUIPMENT, SOFTWARE, AND INSTALLATION SERVICES FROM IDENTISYS USING BUYBOARD COOPERATIVE CONTRACT NUMBER 760-25 IN AN AMOUNT OF \$3,295.00 FROM THE JUSTICE COURT TECHNOLOGY FUND FOR THE JUSTICE OF THE PEACE, PRECINCT 2.

MOTION TO APPROVE BY COMMISSIONER STINSON, SECONDED BY COMMISSIONER GRAYSON, MOTION CARRIED

MINUTE ORDER 195.25 (2.8) APPROVING TO PURCHASE LANDSCAPE SERVICES FOR ALL ELLIS COUNTY FACILITIES, INCLUDING ALL RELATED SERVICES, FROM LANTANA LAWN SERVICES USING THE CITY OF WAXAHACHIE, TEXAS INTERLOCAL AGREEMENT, IN AN AMOUNT NOT TO EXCEED \$80,000.00.

MOTION TO APPROVE BY JUDGE LITTLE, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

MINUTE ORDER 196.25 (2.9) APPROVING TO ADVERTISE AND SOLICIT A REQUEST FOR PROPOSALS FOR ANIMAL SHELTER AND MAINTENANCE SERVICES.

PUBLIC PARTICIPATION: MATT CRAIG, RED OAK

MOTION TO APPROVE BY COMMISSIONER GRAYSON, SECONDED BY JUDGE LITTLE, MOTION CARRIED

NO ACTION (2.10) DISCUSSION ON THE PROPOSED SCHEDULE OF THE COURTS & ADMINISTRATION BUILDING RENOVATIONS. TYLER KOCH (KITCHELL) STATED THE CONTRACT WILL BE PRESENTED TO THE COURT FOR APPROVAL ON APRIL 1ST. DEMOLITION TO BEGIN MID-MAY, WITH THE EXPECTED PROJECT COMPLETION BY THANKSGIVING.

ADMINISTRATIVE

MINUTE ORDER 197.25 (3.1) APPROVING FOR THE COUNTY JUDGE TO SIGN THE NOTICE OF ELECTION FOR THE ELLIS COUNTY EMERGENCY SERVICES DISTRICT NO. 12, ELECTION TO BE HELD ON MAY 3RD, 2025. – *ELECTIONS ADMINISTRATOR JANA ONYON*

MOTION TO APPROVE BY COMMISSIONER STINSON, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

MINUTE ORDER 198.25 (3.2) AUTHORIZING THE COUNTY JUDGE TO SIGN THE CONTRACT FOR SERVICES TO PROVIDE DEPUTY SERVICES FOR THE U.S. ARMY ENGINEER DISTRICT, SOLICITATION # W9126G25Q0011. DEPUTIES WILL PATROL PARKS AROUND LAKE BARDWELL FROM MAY 17TH – SEPTEMBER 7TH, 2025. – *SHERIFF BRAD NORMAN*

MOTION TO APPROVE BY COMMISSIONER GRAYSON, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

MINUTE ORDER 199.25 (3.3) APPROVING A CONTRACT WITH TEXAS MATERIALS GROUP, INC. (DBA "TEXASBIT") FOR RESURFACING OF ± 8,190 FEET OF ROADWAY ON JOE WILSON ROAD, ROAD AND BRIDGE PCT. 4, IN THE AMOUNT OF \$570,115.00 USING THE ROAD IMPROVEMENT FUND. THE COUNTY JUDGE WILL REQUEST \$162,000 FROM THE COUNTY TRANSPORTATION INFRASTRUCTURE GRANT PROGRAM TO USE TOWARDS THE TOTAL. – *PCT. 4 COMMISSIONER KYLE BUTLER*

MOTION TO APPROVE BY COMMISSIONER BUTLER, SECONDED BY COUNTY JUDGE LITTLE, MOTION CARRIED

NO ACTION (3.4) DISCUSSION REGARDING CURRENT AND FUTURE COUNTY TAX ABATEMENT AND TAX INCREMENT REINVESTMENT ZONE (TIRZ) REQUESTS. THE COMMISSIONER'S COURT HAS AUTHORIZED THE COUNTY JUDGE'S OFFICE TO RESPOND TO INQUIRIES REGARDING ABATEMENT REQUESTS. PLEASE NOTE THAT ANY ADDITIONAL ABATEMENT REQUESTS WILL BE CONSIDERED AFTER JUNE 2025. – *COUNTY JUDGE TODD LITTLE*

TABLED (3.5) DISCUSSION, CONSIDERATION, AND APPROVAL OF THE ELLIS COUNTY VEHICLE POLICY. – *COUNTY JUDGE CHIEF OF STAFF RYAN GARRETT*

RECESS TO EXECUTIVE SESSION **3:56 P.M.**

MOTION TO RECESS BY COMMISSIONER PONDER, SECONDED BY COMMISSIONER GRAYSON, MOTION CARRIED

EXECUTIVE SESSION

THE COMMISSIONERS COURT OF ELLIS COUNTY RESERVES THE RIGHT TO ADJOURN INTO EXECUTIVE SESSION AT ANY TIME DURING THE COURSE OF THIS MEETING TO DISCUSS ANY OF THE MATTERS LISTED IN THIS AGENDA, IN THE ORDER DEEMED APPROPRIATE, AS AUTHORIZED BY TEXAS GOVERNMENT CODE 551, OR TO SEEK THE ADVICE OF ITS ATTORNEY AND/OR OTHER ATTORNEYS REPRESENTING ELLIS COUNTY ON ANY MATTER IN WHICH THE DUTY OF THE ATTORNEY TO THE COMMISSIONERS COURT UNDER THE TEXAS DISCIPLINARY RULES OF PROFESSIONAL CONDUCT OF THE STATE BAR OF TEXAS CLEARLY CONFLICTS WITH TEXAS GOVERNMENT CODE CHAPTER 551 OR AS OTHERWISE MAY BE PERMITTED UNDER 551.

- 4.1 PURSUANT TO TEXAS GOVERNMENT CODE §551.071(1), CONSULTATION WITH LEGAL COUNSEL REGARDING PENDING OR CONTEMPLATED LITIGATION CONCERNING TCEQ MATTERS, SPECIFICALLY PENDING TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEMS PERMITS (TPDES) AND PENDING PETITIONS FOR THE CREATION OF MUNICIPAL UTILITY DISTRICTS (MUDs).
- 4.2 PURSUANT TO TEXAS GOVERNMENT CODE §551.072, DELIBERATE THE PURCHASE, EXCHANGE, LEASE, OR VALUE OF REAL PROPERTY IF THE DELIBERATION IN AN OPEN MEETING WOULD HAVE A DETRIMENTAL EFFECT ON THE POSITION OF THE GOVERNMENTAL BODY IN NEGOTIATIONS WITH A THIRD PERSON, SPECIFICALLY FOR PROPERTY AT 501 N. 9TH ST., MIDLOTHIAN, TX 75165 AND THE ELLIS COUNTY FARM ON FM 878.
- 4.3 PURSUANT TO TEXAS GOVERNMENT CODE §551.071(1), CONSULTATION WITH LEGAL COUNSEL REGARDING PENDING OR CONTEMPLATED LITIGATION CONCERNING CIVIL ACTION NO. 3:25-CV-556, IN THE UNITED STATE DISTRICT COURT NORTHERN DISTRICT OF TEXAS, STYLED MANUEL NUNEZ V. ELLIS COUNTY, ET AL.

RECONVENED TO REGULAR SESSION 5:04 P.M.

MOTION TO RECONVENE BY COMMISSIONER PONDER, SECONDED BY COMMISSIONER BUTLER, MOTION CARRIED

(TO AGENDA ITEM 3.6)

MINUTE ORDER 200.25 (3.6) AUTHORIZING THE COUNTY JUDGE TO SIGN AN AGREEMENT FOR THE SALE OF 501 N. 9TH ST. IN MIDLOTHIAN. – *COUNTY JUDGE CHIEF OF STAFF RYAN GARRETT*

MOTION TO APPROVE BY COMMISSIONER BUTLER, SECONDED BY COMMISSIONER PONDER, MOTION CARRIED

ADJOURNMENT 5:05 P.M.

MOTION TO ADJOURN BY COMMISSIONER PONDER, SECONDED BY COMMISSIONER STINSON, MOTION CARRIED

THE OFFICIAL MINUTES OF THE ELLIS COUNTY COMMISSIONERS' COURT ON MARCH 18, 2025, ARE HEREBY APPROVED.

PRESIDING OFFICER:



TODD LITTLE, COUNTY JUDGE



RANDY STINSON, COMMISSIONER, PCT 1



LOUIS PONDER, COMMISSIONER, PCT 3

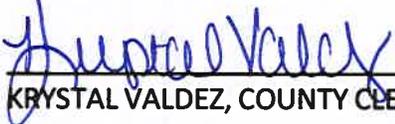


LANE GRAYSON, COMMISSIONER, PCT 2



KYLE BUTLER, COMMISSIONER, PCT 4

WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE THIS 1ST DAY OF APRIL 2025.



KRYSTAL VALDEZ, COUNTY CLERK

