

REGULAR CALLED CITY COMMISSION MEETING

MINUTES

WEDNESDAY, NOVEMBER 19, 2025 – 5:00 P.M.
KENNETH T. NUNN COUNCIL ROOM – CITY HALL

A Regular Called Meeting of the City Commission was held on Wednesday, NOVEMBER 19, 2025, at 5:00 P.M. in the Kenneth T. Nunn Council Room in City Hall, Texas City, Texas. A quorum having been met, the meeting was called to order at 5:00 p.m. by Mayor Dedrick D. Johnson.

1. ROLL CALL

Present: Dedrick D. Johnson, Mayor
Thelma Bowie, Commissioner At-Large, Mayor Pro Tem
Abel Garza, Jr. , Commissioner At-Large
DeAndre' Knoxson, Commissioner District 1
Chris Sharp, Commissioner District 3
Jami Clark, Commissioner District 4

Absent: Keith Love, Commissioner District 2

2. INVOCATION

Led by Matthew Brockman, Pastor at Peace Lutheran Church.

3. PLEDGE OF ALLEGIANCE

Led by Thelma Bowie, Commissioner At-Large, Mayor Pro Tem.

4. PROCLAMATIONS AND PRESENTATIONS

Dedrick D. Johnson, Mayor, recognized Ronnie Oliver for his exceptional leadership in American Legion Baseball. Ronnie was recognized during the City Commission meeting, but he was unable to attend.

a. Service Awards

Daniel Meyer	Waste Water Treatment Plant	11/20/2015	10 years
Gregory Spikes	Police	11/09/2015	10 years
Kristina Martin	Library	11/13/2000	25 years

b. Recognition of five citizens for their heroic and life-saving actions. (Police)

This item was pulled because the people being recognized could not attend this meeting; it will be brought back at a different time.

- c. Recognition of officers for passing Basic S.W.A.T. school. (Police)

Manual Johnson, Assistant Police Chief, recognized Officer Logan Kelley, Officer Zachary Bright, Officer Hunter McInerney, Officer Timothy Haynes, and Officer Hunter Stewart for their accomplishment of passing the Basic S.W.A.T. school.

5. REPORTS

- a. Emergency Management Annual Report

Joe Tumbleson, Emergency Management Director, gave a PowerPoint presentation.

- b. Quarterly Investment Report (Finance)

Cynthia Rushing, Chief Financial Officer, gave a PowerPoint presentation.

6. PUBLIC HEARING

- a. Public Hearing for comments on the zoning change of 917 8th Ave N Come & See Friends Men's Discipleship Program House from District "F" (Light Industrial) to District "S-p" (Site Plan)

Kim Golden, City Engineer, stated the City staff including the City Engineer, the Chief Building Official, and the Fire Marshal have reviewed the recommended Detailed Site Plan and offer no objection to the zoning change from District "F" (Light Industrial) to District "SP" (Site Plan) and proposed rezoning.

Terry Melancon and Weston Fulton, both from Come & See Friends Church, spoke in favor of the project. No one spoke in opposition to the project. See the recording for public comments.

- b. Public Hearing for comments on the zoning change of 1025 5th Ave N - Paks Food Store (Former Tiger Mart) from District "F" (Light Industrial) to District "D" (Neighborhood Service)

Kim Golden, City Engineer, stated staff also have no objection to the requested zoning change from District "F" (Light Industrial) to District "D" (Neighborhood Service), which is an improvement for the neighborhood and reduces the degree of incompatibility with the existing residential uses and zoning designation.

There were none.

- c. Public Hearing for comments on the zoning change of 601 4th St N, 607 4th St N, 410 6th Ave N & 416 6th Ave N from District "D-1" (Limited Service) to District "A" (Single Family Residential)

Kim Golden, City Engineer, stated that staff has no objection to the requested zoning change.

There were none.

Motion by Commissioner At-Large, Mayor Pro Tem Thelma Bowie, Seconded by Commissioner District 4 Jami Clark, to close Public Hearing.

Vote: 6 - 0 CARRIED

7. PRELIMINARY ZONING APPROVAL

a.

Consider and take action on Preliminary Zoning Approval for the zoning change of 917 8th Ave N Come & See Friends Men's Discipleship Program House from District "F" (Light Industrial) to District "S-P" (Site Plan)

Motion by Commissioner At-Large, Mayor Pro Tem Thelma Bowie, Seconded by Commissioner At-Large Abel Garza, Jr.

Vote: 6 - 0 CARRIED

b.

Consider and take action on Preliminary Zoning Approval for the zoning change of 1025 5th Ave N - Paks Food Store (Former Tiger Mart) from District "F" (Light Industrial) to District "D" (Neighborhood Service)

Motion by Commissioner District 4 Jami Clark, Seconded by Commissioner District 3 Chris Sharp

Vote: 6 - 0 CARRIED

c.

Consider and take action on Preliminary Zoning Approval for the zoning change of 601 4th St N, 607 4th St N, 410 6th Ave N & 416 6th Ave N from District "D-1" (Limited Service) to District "A" (Single Family Residential)

Motion by Commissioner District 1 DeAndre' Knoxson, Seconded by Commissioner District 3 Chris Sharp

Vote: 6 - 0 CARRIED

8. PUBLIC COMMENTS

The following members of the public requested to address the City Commission: Terry Melancon. Terry declined to speak at this time because he stated he had said everything he needed during the Public Hearing.

9. CONSENT AGENDA

Motion by Commissioner District 4 Jami Clark, Seconded by Commissioner At-Large, Mayor Pro Tem Thelma Bowie

Vote: 6 - 0 CARRIED

a. Approve City Commission Minutes for November 5, 2025 meeting. (City Secretary)

Vote: 6 - 0 CARRIED

- b. Consider and take action on Resolution No. 2025-136, authorizing the purchase of a Ditch Witch HX30A through BuyBoard No. 684-22. (Public Works-Utilities)

Vote: 6 - 0 CARRIED

- c. Consider and take action on Resolution No. 2025-137, supporting Southeast Texas Housing Finance Corporation's (SETH) issuance of bonds for Seville Place Apartments, located in La Porte, Texas. (Legal)

Vote: 6 - 0 CARRIED

- d. Consider and take action on Resolution No. 2025-138, adoption of the City of Texas City Hazard Mitigation Plan for 2025. (Emergency Management)

Vote: 6 - 0 CARRIED

- e. Consider and take action on Resolution No. 2025-139, authorizing a contract with ARKK Engineers for engineering and inspection services at Sanitary Sewer Lift Station(s) 6 and 33. (Public Works)

Vote: 6 - 0 CARRIED

- f. Consider and take action on Resolution No. 2025-140, authorizing the purchase of 475 Visa gift cards in the amount of \$50.00 each to be given to City employees (full-time and part-time) as an incentive for continued outstanding customer service and appreciation. (Human Resources)

Vote: 6 - 0 CARRIED

- g. Consider and take action on Resolution No. 2025-141, voting in the appointment of members of the Board of Directors of the Galveston Central Appraisal District. (City Secretary)

Vote: 6 - 0 CARRIED

- h. Consider and take action on Resolution No. 2025-142, a Resolution of Support pertaining to a Municipal Setting Designation (MSD) for the City of Galveston. (Public Works- Utilities)

Vote: 6 - 0 CARRIED

- i. Consider and take action on Resolution No. 2025-143, authorizing a contract with ARKK Engineers for engineering and inspection services for Phase 25 sewer rehab. (Public Works)

Vote: 6 - 0 CARRIED

- j. Consider and take action on Resolution No. 2025-144, amending the Keep Texas City Beautiful Committee By-Laws. (Community Development)

Vote: 6 - 0 CARRIED

- k. Consider and take action on Resolution No. 2025-145, authorizing a contract with ARKK Engineers for engineering and inspection services for Phase 23 Waterline Rehab. (Public Works)

Vote: 6 - 0 CARRIED

- l. Consider and take action on Resolution No. 2025-147, authorizing the purchase of police fleet vehicles and upfitting for FY26'. (Police)

Vote: 6 - 0 CARRIED

10. REGULAR ITEMS

- a. Consider and take action on the first reading of Ordinance No. 2025-19, by amending the Texas City Code of Ordinances Title XV "Land Usage" Section 159.025 Replats, Chapter 159 "Subdivisions", and providing for publication and an effective date. (Engineering)

Kim Golden, City Engineer, stated staff recommend approval of the amendment to Chapter 159 Subdivisions Section 159.025 to delegate the authority to approve minor replats in accordance with state law to the City Engineer/City Planner upon the same terms and conditions as previously approved for minor plats and minor amending plats.

Motion by Commissioner District 4 Jami Clark, Seconded by Commissioner At-Large, Mayor Pro Tem Thelma Bowie

Vote: 6 - 0 CARRIED

- b. Consider and take action on the second reading of Ordinance 2025-07, amending the Texas City Code of Ordinances Title XV "Land Usage," Chapter 150 "Building Regulations; Construction"; Chapter 153 "Mechanical Regulations"; and Chapter 151 "Electricity" and Chapter 154 "Plumbing" to update the building permit requirements for insurance and surety bond. (Engineering)

Kim Golden, City Engineer, stated Chief Building Official, and other City staff recommend approval of Ordinance 2025-07, which amends Chapters 150 ("Building Regulations"), 151 ("Electricity"), 153 ("Mechanical Regulations"), and 154 ("Plumbing"). to require minimum insurance coverage of \$300,000, with the City of Texas City designated as an additional insured party and a surety bond of \$10,000 as a condition for the issuance of building permits to licensed contractors, plumbers, HVAC/mechanical contractors and electricians for work performed in Texas City.

Motion by Commissioner At-Large Abel Garza, Jr., Seconded by Commissioner District 3 Chris Sharp

Vote: 6 - 0 CARRIED

- c. Consider and take action on Resolution No. 2025-146, awarding ITB 2025-494 and entering into a contract to construct the Shelter Expansion at Carver Community Center. (Public Works)

Jack Haralson, Public Works Director, recommends that the Commission approve entering into a contract with Tegrity Contractors to complete the Shelter Expansion at Carver Community Center.

Motion by Commissioner District 1 DeAndre' Knoxson, Seconded by Commissioner At-Large, Mayor Pro Tem Thelma Bowie

Vote: 6 - 0 CARRIED

11. COMMISSIONERS' COMMENTS

12. MAYOR'S COMMENTS

An audiovisual recording of this meeting is available on the City's website and retained by the CSO for two years after the date of the adoption of the minutes to which the meeting corresponds.

13. ADJOURNMENT

Having no further business, DeAndre' Knoxson, Commissioner District 1 made a MOTION to ADJOURN at 5:57 p.m.; the motion was SECONDED by Commissioner At Large Able Garza. All present voted AYE. MOTION CARRIED.

DEDRICK D. JOHNSON, MAYOR

ATTEST:

Rhomari Leigh, City Secretary
Date Approved: