

**CITY COUNCIL MEETING  
MARCH 10, 2026  
5:30 P.M.  
COUNCIL CHAMBERS, 110 NORTH 8TH STREET,  
GATESVILLE, TEXAS 76528**

AN OPEN MEETING WAS HELD CONCERNING THE FOLLOWING SUBJECTS:

1. **CALL TO ORDER** THE REGULAR CITY COUNCIL MEETING AT 5:30 P.M. THIS 10<sup>TH</sup> DAY OF MARCH 2026.

2. **QUORUM CHECK/COUNCIL PRESENT:** Mayor Gary Chumley, Mayor Pro-Tem Greg Casey, Councilmembers Kalinda Westbrook, Jon Salter, Aaron Smith, Joe Patterson, and Travis VanBibber.

**CITY STAFF PRESENT:** City Manager Brad Hunt, City Secretary Holly Owens, Deputy City Manager/Finance Director Mike Halsema, Zeb Veazey, and Shea Harp.

**OTHERS:** Leo Corona, Allyson, Hinkle, Sonia Blanchard, and Tina Zimmerman.

3. **INVOCATION:** Jon Salter and **PLEDGE OF ALLEGIANCE:** Led by Mayor Gary Chumley.

CITIZENS/PUBLIC COMMENTS FORUM: INDIVIDUALS WISHING TO ADDRESS THE GATESVILLE CITY COUNCIL MAY DO SO DURING THIS SEGMENT. IF YOU INTEND TO COMMENT ON A SPECIFIC AGENDA ITEM, PLEASE INDICATE THE ITEM(S) ON THE SIGN IN SHEET BEFORE THE MEETING. EACH SPEAKER IS ALLOTTED A MAXIMUM OF 3 MINUTES FOR THEIR REMARKS, AND SPEAKERS ARE EXPECTED TO CONDUCT THEMSELVES IN A RESPECTFUL MANNER. IN ACCORDANCE WITH THE TEXAS OPEN MEETINGS ACT, THE CITY OF GATESVILLE CITY COUNCIL CANNOT DELIBERATE OR ACT ON ITEMS NOT LISTED ON THE MEETING AGENDA.

Leo Corona came forward to express appreciation in regard to the new website.

**CONSENT:**

4. All consent agenda items are considered routine by the City Council and will be enacted by a single motion. There will be no separate discussion of these items unless a Councilmember requests an item to be removed and considered separately.

a. **Resolution 2026-025:** Discussion and possible action regarding approval of minutes from Regular City Council Meeting held on **February 24th, 2026.**

b. Discussion and possible action regarding the Lightning J Creekside Replat.

c. **Resolution 2026-027:** Discussion and possible action regarding approving amendment No. 3 to the contract with Walker Partners for the Stillhouse Rehabilitation.

Councilman Patterson requested Item 4b be removed from Consent and discussed separately.

**CONSENT AGENDA:** Motion by Joe Patterson, seconded by Greg Casey to **APPROVE** the **CONSENT AGENDA, ITEMS A AND C** as presented. All six voting "Aye", motion passed, 6-0-0.

Councilman Patterson asked about the approval process. Ms. Owens explained the reason for the item being placed on consent. This item was scheduled to be heard at the Planning and Zoning Commission meeting on March 2<sup>nd</sup>; however, a quorum could not be reached. Due to the 30-day approval law in TGLC 212.009, I had to bring it forward to Council for consideration. I placed the replat on Consent because the property is located within the ETJ and the City of Gatesville does not have jurisdiction and cannot enforce the City's subdivision regulations upon the plat. Texas law does state that even though the property is located in the county and out of our jurisdiction, the City is required to act appropriately dividing the property according to the Texas platting laws.

**LIGHTNING J CREEKSIDE REPLAT**: Motion by Kalinda Westbrook, seconded by Jon Salter to **APPROVE** the replat of Renfro Valley to Lightning J Creekside Estate West Subdivision, Block 1, Lots 1-7 located on Woodhollow Drive. All six voting "Aye", motion passed, 6-0-0.

**OTHER BUSINESS:**

5. Discussion and possible action regarding WSC contract amendments.

Mr. Hunt explained the timeline of approval from Council regarding the retail water rates and the approval to amend all contracts with Water Supply Corporations (WSC). Currently, all WSC representatives have refused to sign the amended contracts and are not paying the approved new rates.

**RESOLUTION 2026-026**: Motion by Aaron Smith, seconded by Travis VanBibber to authorize the City Manager to notify the wholesale water customers of the City of the revised rates approved on October 28<sup>th</sup>, 2025, with the discretion to offset the rates charged on the invoices for water services provided between January 1 and March 31, 2026, to the rates in place prior to such revised rates.

6. Consideration and approval of a resolution by the City Council of the City of Gatesville, Texas authorizing and approving publication of notice of intention to issue certificates of obligation.

Mr. Halsema explained as part of the FY2025-26 Water and Sewer budget, a rate study was conducted by NewGen Strategies & Solutions. The rate study was for Gatesville customers and wholesale Water Supply Corporations (WSC's) that receive drinking water from the City's production system. Water production system repairs and improvements were identified by Freese and Nichols Engineering (FNI). Staff worked with FNI and identified critically urgent repairs needed for the water production system. Rates were developed to cover a bond sale to fund these improvements. To have a bond sale, the City must publish a Notice of Intention (NOI) to issue Certificates of Obligation. The Resolution for Council's consideration establishes a \$25 million maximum for the issuance. The final issuance recommended by staff will likely be less than \$25M, and in the \$20-23M range.

Mayor Chumley expressed concern because Stillhouse was brought to the attention of the Council in 2014 due to a letter from TCEQ and the City is just now at the end of the project.

Mr. Halsema explained with the issuance of bonds, the City has control over the distribution which allows for quicker responses and payouts to contractors.

**RESOLUTION 2026-028**: Motion by Greg Casey, seconded by Jon Salter to **ADOPT** a Notice of Intention Resolution. All six voting "Aye", motion passed, 6-0-0.

7. Discussion of the Zoning Ordinance Article VIII.

Ms. Owens explained the additions to the off-street parking and off-street loading within the zoning ordinance amendment.

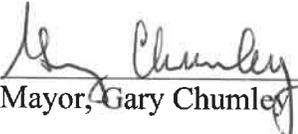
Mayor Chumley asked if these regulations would affect the historical areas of downtown. Ms. Owens stated no, the parking count is for new construction only.

This was discussion only with no action.

8. Discussion and possible action regarding a zoning change request located at 511 Saunders Street, *3<sup>rd</sup> and final Reading.*

**ORDINANCE 2026-03**: Motion by Travis VanBibber, seconded by Aaron Smith to **APPROVE** **ORDINANCE 2026-03** changing the zoning of 511 Saunders Street from Residential 2-4 Family to Business Commercial, third and final reading. All six voting "Aye", motion passed, 6-0-0.

9. City Council **adjourned at 6:36 p.m.**

  
Mayor, Gary Chumley

ATTEST:

  
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City Secretary, Holly Owens

