



The City of Bruceville-Eddy Rising into the Future

144 Wilcox Drive
Eddy, Texas 76524

www.bruceville-eddy.us

Phone: (254) 859-5964
Fax: (254) 859-5779

**Regular City Council Meeting
July 24, 2025, 6:00 p.m.
Minutes**

1. Meeting called to order by Linda Owens at 6:00 pm

Council Members Present: Graham McGruer-Mayor Pro-Tem, Ricky Wiggins, Joyce McGlothlin, Richard Prater, and Justin Richardson.

City Staff Present: Kent Manton-City Administrator, Laura Acosta-Administrative Assistant, Jannie Rodriquez-Water Clerk, Chief Dorsey, Johnny Grady – Water Supervisor, and Sara Kerr – City Attorney

2. Community Announcements

3. Citizen Presentations

The City Council welcomes public comments at this point on items not specifically listed on the agenda. Speakers must sign up before the meeting begins. Speakers are limited to five (5) minutes each. The Council cannot respond to matters not listed on the agenda until a future meeting.

Gabriel Valdez, 702 W 3rd St regarding flooding

Mike Lilton, 712 W 3rd St

4. Oncor Rate Increase

Council to discuss, consider, and possibly take action to approve resolution R 7-24-2025-2, denying the proposed change in rates charged by Oncor Electric Delivery Company, LLC.

Motion made by Ricky Wiggins to approve resolution R 7-24-2025-2 with denying the rate increase to Oncor, 2nd by Richard Prater, yeas 5, nay 0, motion passes.

5. Presentation of the Proposed 2025-2026 Budget and Tax Rate

Council to discuss and consider the proposed 2025-2026 budget and tax rate. City Administrator, Kent Manton will provide an overview of the proposed 2025-2026 budget and tax rate and solicit initial feedback and/or amendments prior to the Council budget workshop.

No Action.

6. Approval of Proposed Tax Rate

Council to discuss, consider, and possibly take action to approve the proposed ad valorem taxes for the year 2025 (FY 2025-2026) at a rate of \$0.470000 per one hundred dollars (\$100) assessed valuation on all taxable property within the corporate limits of the City of Bruceville-Eddy as of January 1, 2025.

Motion made by Graham McGruer, to approve the proposed ad valorem taxes for the year 2025 (FY 2025-2026) at a rate of \$0.470000 per one hundred dollars (\$100) assessed valuation on all taxable property within the corporate limits of the City of Bruceville-Eddy as of January 1, 2025. 2nd by Justin Richardson, yeas 5, nay 0, motion passes.



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7. Staff Reports

Council to discuss and consider staff reports from the City Administrator, Chief of Police, City Attorney, consulting engineers, and department heads.

Ricky Wiggins ask Chief Dorsey about the travel trailers at the end of Melissa St, which looks like a RV Park and can you tell us what is being done about this ordinance violation. Chief Dorsey said we have received several complaints regarding the property at 238 Melissa St. Chief Dorsey went out in May 2025 to check the property to see what violations that were present. A number of violations were issued to the property owner. The violation issued were for the RV's being on the property and using them as a residence. Richard Prater asked Chief Dorsey about the citation for a storage container.

Ricky Wiggins wanted to address the engineers report (MRB). Do we know when the Old Bethany water main improvements are going to start? Kent did not have an exact date on that.

He also addressed the I 35 water main crossing. The developer accepted the bid, but has the developer provided the payment to the city for this. Kent replied we have not received a payment as of yet.

- A) Police Report**
- B) Engineer Report**
- C) City Administrator**

8. Consent Agenda

All items listed on the consent agenda will be considered by the City Council and will be enacted on by one motion. There will be no separate discussion of these items unless a Councilmember or a member of the public so requests.

A. Approval of Minutes

Council to discuss, consider, and possibly take action to approve the minutes from the June 26, 2025 Council Meeting and Workshop.

B. Finances – June 2025

i) Council to discuss, consider, and possibly take action on the June 2025 financial reports for the general, water, and sewer fund accounts.

ii) Council to discuss, consider, and possibly take action on the June 2025 accounts payable for the general, water, and sewer fund accounts.

C. Establishing the 2026 City Holiday Schedule

Council to discuss, consider, and possibly take action on resolution R 7-24-2025-1, establishing the city holiday schedule for calendar year 2026.

D. Approve Invoice – Core & Main, LP

Council to discuss, consider, and possibly take action on an invoice from Core & Main LP in the amount of \$3,788.80 for the payment of Neptune 360 electronic meter reading software.



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Motion made by Ricky Wiggins to approve the consent agenda as is (A. B (i, ii), C, and D), 2nd by Joyce McGlothlin, yeas 5, nay 0, motion passes.

9. Exit Interview Process

Council to discuss, consider, and possibly take action on the creation of an exit interview process for departing employees.

Motion made by Ricky Wiggins that we approve the exit interview process, 2nd by Joyce McGlothlin, yeas 5, nay 0, motion passes

Council meeting adjourned and Executive session in order at 7:50 pm

10. Executive Session

A. The City Council Shall Meet in Executive Session to Discuss the Following:

Miracle Lane, McLennan CAD Property #105264

Texas Government Code Section 551.071 - Consultation with City Attorney - and Section 1.05, Texas Disciplinary Rules of Professional Conduct. Confer with City Attorney to receive legal advice regarding Miracle Lane.

Miracle Lane, McLennan CAD Property #105264

Texas Government Code Section 551.072 – Deliberations about Real Property – A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.

BRCT, LLC. dba Blackrock Construction

Texas Government Code Section 551.071 - Consultation with City Attorney - and Section 1.05, Texas Disciplinary Rules of Professional Conduct. Confer with City Attorney to receive legal advice regarding BRCT, LLC. dba Blackrock Construction.

Patrol Officer – Law Enforcement Academy Sponsorship

Texas Government Code Section 551.074 – Personnel Matters – Discussion regarding the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee: Patrol Officer. Tex. Gov't Code Ann. § 551.074.

B. Reconvene into Open Session

No action taken.

C. Possible Action on Issues Discussed in Executive Session

Executive Session adjourned and Council meeting back in order at 8:31 pm



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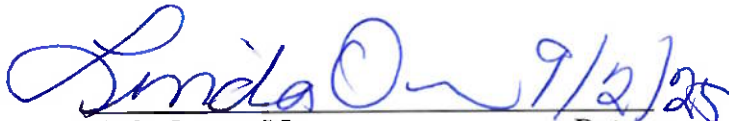
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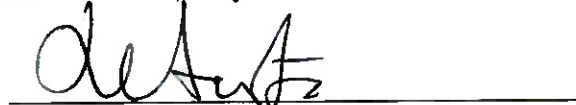
11. Adjournment

Motion made by Richard Prater to adjourn the meeting at 8:31 pm, 2nd by Joyce McGlothlin,
Yeas 5, nay 0, motion passed



Date

Linda Owens, Mayor



Date

Laura Acosta, Administrative Assistant



Date

Pam Combs, City Secretary





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**July 24, 2025
City Council Meeting-6:00 pm
Attendance Sheet**

Name

Address

BUTCH SHOLLENBERGER

475 WADE DR

Cherie McGruer

915 Old Moody Rd

Gabriel Valdez

702 W 3rd St

Rick & Cindy Edmiston

851 W. 3RD ST

Heather Rhoden

259 CR 449

Carol Love

259 CR 449

Danielle & Colton McGruer

215 Hungry Hill Rd

Michael Litton

712 W. 3rd

Blanche Shollenberger

475 Wade Dr.

Meriqua Moser

Attachment A

Police Department

143 Wilcox Dr.
Eddy, TX 76524

www.bruceville-eddy.us

Phone: 254-859-5072
Fax: 254-859-5258

Police Department Activity Report: June 1, 2025 – June 30, 2025

Calls for Service: Total 149

890 Dorsey	894 Martinez	896 Hesterberg	898 Cade	899 Presnull
43	29	36	20	21

Arrest, Offense, Incident
Reports:
Total 24

890 Dorsey	894 Martinez	896 Hesterberg	898 Cade	899 Presnull
9	7	1	1	6

Criminal Offense Arrests:
Total 9

890 Dorsey	894 Martinez	896 Hesterberg	898 Cade	899 Presnull
1	3	0	1	4

Crash Reports: Total 7

890 Dorsey	894 Martinez	896 Hesterberg	898 Cade	899 Presnull
2	1	1	3	0

Citations & Warnings: Total 286

890 Dorsey	894 Martinez	896 Hesterberg	898 Cade	899 Presnull
16 citations 0 warnings	36 citations 9 warnings	3 citations 18 warnings	41 citations 24 warnings	36 citations 103 warnings

Citations Total: 132

Warnings Total: 154



Police Department

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Phone: 254-859-5072
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Police Department Activity Report: June 1, 2025 – June 30, 2025

Security Checks: 83

School Zone Enforcement: 0

Neighborhood Patrol: 50

Directed Traffic Enforcement: 86

JUNE 19 2025 - JULY 17 2025
CITY ORDINANCE ENFORCEMENT REPORT

COMPLIANT / CLOSED	0
NON-COMPLIANT	43
MORE TIME REQUESTED	6
CITATIONS	19
TOTAL CASES	68

TYPES OF VIOLATIONS	
ANIMAL VIOLATION	10
HIGH GRASS	36
RUBBISH	9
JUNK VEHICLES	3
DANGEROUS BLDG	7
ACC / STORAGE BLDG	0
SHIPPING / CARGO CONTAINER	1
ZONING VIOLATION	0
OPEN BURNING VIOLATION	0
LIVESTOCK VIOLATIONS	4
NOISE COMPLAINT / LOUD MUSIC	2
RV TRAVEL TRAILER	3
CITY PERMIT VIOLATION	2
TOTAL VIOLATIONS	77

Attachment B



Elevating Communities

July 15, 2025

City of Bruceville-Eddy
Mr. Kent Manton
144 Wilcox Drive
Eddy, Texas 76524

RE: CITY OF BRUCEVILLE-EDDY Monthly Engineering Status Report

Mr. Kent Manton,

MRB Group is pleased to provide to the city the following items in regard to the Monthly Engineering Report. This report includes Engineering Tasks from June 19th, 2025, through July 15th, 2025.

DEVELOPMENT REVIEW

1. **CEFCO** – Casey's General Stores has announced the purchase of nearly 200 CEFCO stores. The Bruceville-Eddy CEFCO Store has been put on hold until new direction is established by the new owners.

WATER METER FEASIBILITY

1. **The following water meter feasibilities were completed and resulted as follows:**
 - Property ID#: 129799 & 129800 - No Improvements Required

GENERAL DISCUSSION ITEMS

1. **New Water Well:** This project is in a holding pattern until funds are appropriated by the city. The cost estimate for the project is approximately 6 million dollars. This cost will fluctuate until final design and a funding mechanism is chosen by the council. The next step would be approving an Engineering proposal to start final design.

- A Pre-Application has been submitted and we are waiting for the funding determination letter from TWDB.

2. **Old Bethany Water Main Improvements:** The bid opening took place March 18th at 10:00 am. This project was awarded to Southern Contractors Group and the Pre-construction meeting was held on April 22nd. This project is contractually underway and has a final completion date of December 31, 2025, however the contractor anticipates completing the project on a faster timeline. The contractor had a few delays obtaining materials but is scheduled to start very soon.



3. Hungry Hill Roadway Rehabilitation: MRB was awarded this project at the March council meeting. Surveying and Geotech have been completed. MRB updated the drawings to indicate the recommended pavement design from the Geotech report for a 20+ year design life. A review set was sent to the city with minor comments. Revisions are being made and the final plan set, bid manual, and an updated cost estimate will be sent to the city for review.

4. I-35 Water Main Crossing (Foodies): MRB has completed design and obtained the TxDOT permit. This project was bid on May 13th. Southern Contractors Group was the low bidder on both the Base Bid and Base bid with Additive Alternate (upsizing to a 10" main under the interstate for future growth). The developer has accepted this bid and the contractor has been awarded the 10" additive alternate option. No work will begin until the developer has provided payment to the city.

5. GIS updates: Our GIS team has completed all updates received and will continue making edits or additions as they come in.

If you have any questions, please feel free to contact me.

Sincerely,

A handwritten signature in black ink, appearing to read "Armand Hunt", written in a cursive style.

Armand Hunt, PE
Project Manager



Attachment C

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City Administrators Report: 7/24/2025

November 4, 2025 Election

The 'notice of filing' has been posted to inform potential candidates of the first and last day to file for a place on the ballot for the 11/4/2025 General Election. Applications for the office of Mayor, as well as two Council seats must be completed and filed no later than 8/18/2025.

Hungry Hill Rehabilitation Project

MRB Group is nearing completion of the preliminary engineering and design work for the Hungry Hill Rehabilitation project. I have included the Geotechnical report and the revised OPC in your agenda packets for reference. No action is requested at this time.

We have accounted for this project in the proposed FY 2025-2026 budget. The way this project is being designed would make it capable of handling current vehicular weights for a period of 20-30 years. With the base being addressed properly, the only likely maintenance that would need to be performed would be an occasional mill and overlay to the surface. The project is anticipated to take 4 to 6 months to complete.

It is still the Mayor's and my intention to meet with Helena in the near future to discuss a potential cost-sharing partnership.

If Council desires to move forward with the overhaul, we will likely want to wait until after all current construction on Hungry Hill Road has been completed.

McLennan County Reseals:

Justin Cross, Foreman for McLennan County Precinct 1 Road & Bridge, has completed the reseal of Mackey Ranch Road. Unfortunately, Crescent Meadows Lane was in too poor condition for a reseal to be effective. The overhaul of this street was last performed in 2023.

Sewer:

Developers Awaiting Sewer Connection

We have been directed to have each of the property owners seeking relief via a temporary wastewater holding tank to submit a letter to WMCPHD officially requesting a variance. I have prepared a draft letter on behalf of the property owners and have distributed this to each of them for review and adjustment.



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We have submitted one variance request on behalf of Tonka Properties (4th Street Duplexes) via email and certified mail.

Two of the four developers have decided to move forward with a septic system despite being informed that they will have to connect to the sanitary sewer within 180 days after the system is operational. These properties include 361 Old Moody Road and 208 Hungry Hill Road.

Anna Hobbs Work

Skyblue, having now installed 244 (78%) customer service connections at last count, has had no choice but to move forward with construction on Anna Hobbs and 3rd Street. As a reminder, our initial plan was to inconvenience these property owners as little as possible by installing the main line and customer lines in tandem. We still don't have an updated timeline for the commencement of this section from Blackrock.

Right-of-entry

As of 7/18/2025, we are short eight (8) ROEs needed to connect the sanitary sewer at no cost to the property owner. To date, we have received 304 of the 312 (97%) of these necessary ROE forms.

Pete Sessions Appropriations Funding

No additional updates at this time.

Blackrock Construction

Mediation with Blackrock is still ongoing as we work to reach a potential settlement agreement (subject to the Council's approval). This item has been added to your executive session for consultation with our City Attorney.

Water System:

Falls County Water Well

I met with Mrs. Christina Demirs with Messer Fort on July 12th to form a game plan to proceed with the purchase of the land for the new water well site. She will be working to draft an agreement after engaging with and reviewing all related ownership rights associated with this parcel.

Rate Analysis - TRWA

No additional updates at this time.



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Friendly Oaks

No additional updates at this time.

Old Bethany Watermain Improvements Project

The construction on this project is currently underway. The contractor is still awaiting the delivery of all ordered materials before breaking ground.

Water Company of America

Our contract with Water Company of America (WCA) officially began in March 2024. It took several months for WCA's team to gain access to our billing data and for their field crew to start investigating potential issues. As of July 1, 2025, WCA has identified ten field/account issues, and the city has approved eight of these, resulting in a total revenue increase of \$3,215.59 over ten months.

*WCA is entitled to 50% of these increased revenues for four years.

*WCA bills every two months

Issues identified include:

3 improperly billed meters (1" meter only being charged for a 5/8" meter rate). Two of these customers have since requested a downgrade to a smaller-sized meter. This decreases the amount of additional revenue collected and thus lowers WCA's share as well.

1 meter that was missed during the upgrade to Neptune meters. No usage was being recorded.

1 meter that was linked to an old meter. No usage was being recorded.

2 truncation errors. The decimal was in the wrong location in our billing software, resulting in a lower usage amount.

1 leaking meter box on the city' side.

2 double-tapped meters previously known to the city.

Grants Updates:

CDBG (Waterline Improvements between 3rd and 4th Street)

The environmental review has been completed and submitted, so we are now authorized to start drawing down grant funds!



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Blackrock Construction is currently installing the sewer main in this location. Once they have completed their work (which is occurring at a greater depth), we will start to initiate the bidding process.

GLO RCP (Planning Grant)

No additional updates as of 6/23/2025.

Ballistic Shields and Rifle Vests

The state has once again requested additional information from Chief Dorey on this request, to which he has made a proper response.

Committee and BEEDC Updates:

Infrastructure Planning Committee

No additional information at this time. Staff are still working on various recommendations from our last meeting.

Economic Development Corporation

President Weaver and Director Sonda Prater are working to finalize the informational brochures for the EDC. The next meeting is scheduled as a joint session with City Council as a part of our budget preparation efforts.

Employee Handbook Committee

This committee will meet at some point after the budget committee's work has been completed this year.

Development:

Commercial Activity

The developer considering purchasing land across from Eagle's Landing for a gas station and convenience store is still performing due diligence. TXDOT has confirmed that no access is allowed to the property from the frontage road (access denial). This means that the only access points would be from Eagle Drive and Evergreen Street. With this in mind, if the developer wants two access points for the flow of traffic, they would need to obtain additional land to tie into Evergreen Street.

An RV Park is once again being planned for the old James Construction site located along I-35 in Falls County. Concept plans have yet to be finalized as of this time. The developer inquired



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about zoning restrictions for this type of use, and we simply informed them that the property is currently zoned General Business. 'RV Park' is not currently a defined land use classification in our zoning ordinances, and therefore, there are no defined stipulations on this type of business activity. It does appear that the owner is desiring to install private concrete driveways and pads along with a convenience store/wash room on-site for patrons.

WBW - Eagle Prairie:

An engineering contractor has reached out to begin discussing the scope of the required traffic impact analysis (TIA).

KBAR - Eagle Ranch:

No additional information at this time.

Ascent Travel Center:

We were recently informed by ownership that a serious electrical utility conflict exists within the travel centers dedicated I-35 turn lane. They are currently working on this issue with TXDOT. Regardless, this problem may lead to a delayed opening beyond the month of July.

Foodies

Foodies are awaiting additional approvals from the City of Lorena before moving forward with their watermain extension project.

Casey's Travel Center:

No additional information at this time.

Deer Creek MUD

No additional information at this time.

Eddy Estates (FM 1239 Subdivision):

At a yet to be undetermined date over the summer, we plan on facilitating a joint development meeting for property owners in Falls County seeking to improve water infrastructure to the Blevins Road area.