

CITY OF ALVARADO
County of Johnson
State of Texas
02/03/2025
City Council Minutes

The City Council of the City of Alvarado met in Special Called Session on Monday, February 3, 2025, at 6:30 p.m. The following were present for roll call:

Name	Title	Present	Absent	Excused
Jacob Wheat	Mayor	X		
Carrie Keeton	Council Ward 1	X		
Beverly Short	Council Ward 1			X
Lydia Moon	Mayor Pro-Tem Ward 2	X		
Cherry Bryant	Council Ward 2	X		
Scott Arthur	Council Ward 3	X		
Kevin Thomas	Council Ward 3	X		

Others Present:

Paul DeBuff	City Manager
Beth A Walls	City Secretary
Jessica Hill	Deputy City Secretary
Laura Cox	Chief Financial Officer
Jennifer Drysdale	City Attorney
Donielle Suber	Director of Administrative Services
Gus Chavarria	Engineer
Justin French	Community Development Director
Hillary Cromer	Economic Development Director
John Rodgers	Fire Chief
Teddy May	Police Chief
Mike Dwiggin	Public Works Director
Dennis Stewart	Public Works Supervisor

Mayor Jacob Wheat called the meeting to order at 6:32 p.m., and Jacob Wheat gave the invocation.

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS:

None.

COUNCIL COMMENTS:

Lydia Moon: Expressed gratitude to the community for raising \$5,000.00 to support a citizen of Alvarado in need.

CONSENT AGENDA:

1. Consideration and action to approve Resolution No. R2025-0004 regarding accepting a grant for body armor.

The Rifle-Resistant Body Armor Grant Program aims to provide body armor for all full-time sworn officers of the Alvarado Police Department. The grant is for \$61,052.40 and is fully funded. Staff recommends approval of the grant.

Motion was made by Cherry Bryant and seconded by Lydia Moon to approve the consent agenda.

This motion supported 5 votes in approval and 0 votes opposed. Motion carried.

REGULAR BUSINESS:

2. Consideration and action to approve Resolution No. R2025-0005, consenting to the assignment of the Agave Trail Development Agreement to Brightland Homes, Ltd.

Agave trail Development, LLC is requesting to invoke section 9.1 of the Development Agreement. Although the agreement was originally planned for a sale to DR Horton, Agave is electing to change the buyer to Brightland Homes, Ltd. Staff recommends approval of the assignment. No financial impact on the City is expected.

Motion was made by Lydia Moon and seconded by Carrie Keeton to approve Resolution No. R2025-00005.

This motion supported 5 votes in approval and 0 votes opposed. Motion carried.

3. Consideration and action to award the bid for Davis Avenue wastewater gravity line construction and authorize the City Manager to negotiate and execute a contract.

After re-bidding the Davis Street sanitary sewer line project, staff and the city engineer evaluated all seven bidders based on price and experience. They recommend awarding the contract to Day Services. The project cost is \$3,458,878.00, which the developers will cover. Staff recommends approving the bid and allowing the City Manager to negotiate and execute the contract.

Motion was made by Lydia Moon and seconded by Kevin Thomas to award the bid for Davis Ave. wastewater gravity line construction to Day Services, LLC. in the amount of \$3,458,878.00, and to authorize the City Manager to negotiate and execute the contract.

This motion supported 5 votes in approval and 0 votes opposed. Motion carried.

MAYOR WHEAT DECLARED COUNCIL TO BE IN EXECUTIVE SESSION AT 6:43 P.M. AND RECONVENED TO REGULAR SESSION AT 6:55 P.M.

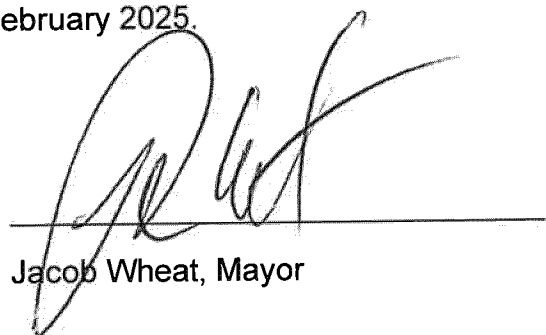
4. Consideration and action to authorize the City Manager to negotiate and enter into an agreement with BNSF Railway Company based on terms discussed in Executive Session.

Motion was made by Lydia Moon and seconded by Carrie Keeton to authorize the City Manager to negotiate and enter into an agreement with BNSF Railway Company based on terms discussed in Executive Session.

This motion supported 5 votes in approval and 0 votes opposed. Motion carried.

There being no further business, Mayor Wheat adjourned the meeting at 6:56 P.M.

Passed and approved this on the 17th day of February 2025.



Jacob Wheat, Mayor

Respectfully Submitted,



Beth A. Walls, City Secretary/HRD

