



TOWN COUNCIL REGULAR MEETING AGENDA

September 16, 2025 at 6:30 PM

Town Hall - 1941 E. Jeter Road, Bartonville, TX 76226

A. CALL MEETING TO ORDER

B. PLEDGE OF ALLEGIANCE

C. CLOSED SESSION

Pursuant to the Open Meetings Act, Texas Government Code Chapter 551, the Town Council will recess into a Closed Executive Session in accordance with the following:

1. Section 551.074 Personnel Matters to deliberate and consider the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee, to wit: Board of Adjustment Chair, Planning & Zoning Commission Chair, and Bartonville Community Development Corporation Chair.

D. RECONVENE OPEN MEETING

The Town Council to reconvene into an open meeting and consider action, if any, on items discussed in closed session.

E. PUBLIC PARTICIPATION

If you wish to address the Council, please fill out a "Public Meeting Appearance Card" and present it to the Town Secretary, preferably before the meeting begins. Pursuant to Section 551.007 of the Texas Government Code, citizens wishing to address the Council for items listed as public hearings will be recognized when the public hearing is opened. For citizens wishing to speak on a non-public hearing item, they may either address the Council during the Public Participation portion of the meeting or when the item is considered by the Town Council.

F. APPOINTED REPRESENTATIVE/LIAISON REPORTS

Council will receive and discuss the following reports:

1. Upper Trinity Regional Water District Report.
2. Denton County Emergency Services District #1.
3. Police Department – August 2025 Statistics/Activities.
4. Administration – August 2025 Reports: Financial, Animal Control and Code Enforcement, Engineering, Municipal Court, Permits, and Board Member Attendance.

G. CONSENT AGENDA

This agenda consists of non-controversial, or "housekeeping" items required by law. Items may be approved with a single motion. Items may be removed from the Consent Agenda by any Councilmember by making such request prior to a motion and vote on the Consent Agenda.

1. Consider approval of the September 2, 2025, Special Meeting Minutes.

2. Consider approval of an Ordinance amending the Town of Bartonville Code of Ordinances, Chapter 1, "General Provisions," Article 4, "Boards, Commissions and Committees", Division 2, "Planning and Zoning Commission," Section 1.04.035, "Meetings and Organization" and Division 3, "Board of Adjustment," Section 1.04.062, "Organization and Procedures," subsection (a), "Membership" by adding the provision that the Town Council will appoint the respective Chairs and removing the limitation on the number of successive terms of office for Chair.
3. Consider approval of a Resolution approving and adopting amendments to the Bartonville Community Development Corporation Bylaws by adding a provision that the Town Council will appoint the Chair.
4. Consider approval of amending Resolution No. 2024-14, restructuring the Special Events Advisory Committee by adding a provision that the Town Council will appoint the Chair.
5. Consider approval of a contractor services agreement with Steve Koehler for Building Inspection Services beginning October 1, 2025 through September 30, 2026; and authorize the Town Administrator to execute same on behalf of the Town.
6. Consider approval of a contractor services agreement with America's Code Enforcement for Code Enforcement Services beginning October 1, 2025 through September 30, 2026; and authorize the Town Administrator to execute same on behalf of the Town.
7. Consider approval of a contractor services agreement with Brad Hodges for Gas Well Inspection Services beginning October 1, 2025 through September 30, 2026; and authorize the Town Administrator to execute same on behalf of the Town.
8. Consider approval of a contractor services agreement with Bureau Veritas North America, Inc. for Health Services beginning October 1, 2025 through September 30, 2026; and authorize the Town Administrator to execute same on behalf of the Town.
9. Consider approval of a contractor services agreement with Analisa Griffith, RS/DS for OSSF Services beginning October 1, 2025 through September 30, 2026; and authorize the Town Administrator to execute same on behalf of the Town.

H. PUBLIC HEARINGS AND REGULAR ITEMS

1. Conduct a Public Hearing to receive comments regarding the proposed property tax rate of **\$0.173646** per one hundred (\$100.00) dollars assessed valuation on taxable property within the corporate limits of the Town of Bartonville for Tax Year 2025.
2. Discuss and consider a Preliminary Plat for High Plains at Furst Ranch encompassing approximately 461.421 acres of property situated in the Pinson Wiles Survey, Abstract Number 1339, and A.M. Feltus Survey, Abstract Number 1595, in the western Extraterritorial Jurisdiction (ETJ) of the Town of Bartonville, Denton County, Texas. The property is located generally east of State Highway 377 between Keith Road and Smoot Lane. The applicant is GMcivil on behalf of the owners ARROYO CAP V-1 LLC, SPUR FURST RANCH DEVELOPMENT, LP, and OLD WR RANCH I HACKER LP. [Town of Bartonville File Number PP-2025-002]. ***(The Planning & Zoning Commission recommended approval, with conditions, by a vote of 5-0 at its September 3, 2025, meeting.)***
3. Discuss and consider a Final Plat for High Plains at Furst Ranch, Phase 4A encompassing approximately 34.940 acres of property situated in the Pinson Wiles Survey, Abstract Number 1339, in the Extraterritorial Jurisdiction (ETJ) of the Town of Bartonville, Denton County, Texas. The property is located generally east of State Highway 377 between Keith Road and Smoot Lane. The applicant is GMcivil on behalf of the owner ARROYO CAP V-1 LLC. [Town of Bartonville File Number FP-2025-003]. ***(The Planning & Zoning Commission recommended approval, with conditions, by a vote of 5-0 at its September 3, 2025, meeting.)***

4. Discuss and consider approval of an Ordinance amending the Town's Budget for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025, as adopted by Ordinance 772-24; providing for adjustments to the General Fund and Bartonville Community Development Corporation budgets**.
5. Discuss and consider approval of an Ordinance approving and adopting the Town's budget for the Fiscal Year beginning October 1, 2025 and ending September 30, 2026**.
6. Discuss and consider approval of an Ordinance approving the 2025 Certified Property Tax Values, levying taxes, and fixing and adopting the tax rate on all taxable property within the corporate limits of the City at the rate of **\$0.173646** per one hundred (\$100.00) dollars of assessed valuation on taxable property; and providing an effective date.
7. Discuss and consider a Resolution acknowledging and ratifying that the adoption of the Fiscal Year 2025-2026 Annual Budget will require raising more revenue from property taxes than in the previous Fiscal Year and ratifying the property tax increase reflected in the budget; and providing an effective date.
8. Discuss and consider an Ordinance amending the Town of Bartonville Code of Ordinances, Chapter 8, "Offenses and Nuisances," Article 5, "Noise", Section 08.05.004, "Environmental Sound Levels", Subsection (c), "Sound Level Limits" and Section 08.05.006, "Noises Prohibited", Subsection (4), "Construction Work" by defining Construction Work Allowed and Prohibited hours of operation; providing a penalty for violation; and providing an effective date.
9. Discuss and consider the appointment of chair to the following board, commission, and committee for the fiscal year 2025-2026 term:
 - a. Board of Adjustment
 - b. Bartonville Community Development Corporation
 - c. Bartonville Planning and Zoning Commission
 - d. Bartonville Special Events Advisory Committee
10. Discuss current ordinance procedures for processing Site Plans and other applications and provide direction to Staff regarding potential amendments.

H. FUTURE ITEMS

J. ADJOURNMENT

The Town Council reserves the right to recess into a closed meeting or executive session as authorized by Chapter 551 of the Texas Government Code, (the Texas Open Meetings Act) on any item posted on its open meeting agenda to seek legal advice pursuant to Texas Government Code Section 551.071, Consultation with Attorney of the Texas Open Meetings Act. Any final action, decision, or vote on a matter deliberated in a closed meeting will only be taken in an open meeting that is held in compliance with Texas Government Code, Chapter 551.

**Taxpayer Impact Statement			
Property Tax Due on Median Valued Homestead			
2024 Rate vs 2025 Proposed Rate vs 2025 No New Revenue Rate			
	Rate per \$100 of Value	Median-Valued Homestead Property	Tax Due
2024 Adopted Rate	0.173646	\$893,425	\$1,551
2025 Proposed Rate	0.173646		\$1,551
2025 No New Revenue Rate	0.161552		\$1,443

CERTIFICATION

I hereby certify that this Notice of Meeting was posted on the Town Website, and on the bulletin board, at Town Hall of the Town of Bartonville, Texas, a place convenient and readily accessible to the public at all times. Said Notice was posted on the following date and time; and remained posted continuously prior to the scheduled time of said meeting and shall remain posted until meeting is adjourned.

/s/ Shannon Montgomery, Town Secretary

Posted: Wednesday, September 10, 2025, prior to 4:00 pm.

Agenda Removed from Town of Bartonville Bulletin Board on: _____

By: _____, *Title:* _____