



REGULAR CITY COUNCIL MEETING

Tuesday, July 14, 2026 at 7:00 PM

CITY COUNCIL CHAMBERS - 120 Paint Rock Street, Eden, TX

Off: 325-869-2211 | Fax: 325-869-5075

AGENDA

1. CALL TO ORDER AND ROLL CALL

Mayor and Council Members

Mayor Renae Rodgers

Mayor Pro Tem James Rannefeld

Council Member Grover Hall

Council Member Randy Dunaway

Council Member Bradley Gandy

Council Member Tanya Garcia

Staff

City Administrator Priscilla Aguirre

Assistant to City Administrator Melanie Lozano

Public Works Ronnie Winans

City Attorney Andrew Quittner

Consultant Ryan McKinnis

2. INVOCATION

3. PLEDGES TO THE FLAGS

A. "I pledge allegiance to the flag of the United States of America, and to the republic for which it stands, one nation, under God, indivisible, with liberty and justice for all."

B. "Honor the Texas flag; I pledge allegiance to thee, Texas, one State under God, one and indivisible."

4. WORKSHOP

No action to be taken. Staff reports regarding Current Projects and Plans, Ordinances and Compliance, Water Usage, Grant Opportunities and Status of Current Grants, Economic Development, Business, and Other Agenda Items listed below.

A. Public Works – Ronnie Winans

B. City Administrator – Priscilla Aguirre

5. PRESENTATIONS BY CITIZENS

Floor open to discussion on any subject. No action may be taken by law. Citizens wishing to speak shall do so after being recognized by the Mayor. The Mayor and City Council may establish a time limit as necessary.

6. REPORTS OF OTHER AGENCIES, COMMISSIONS, & STAFF

A. Eden Economic Development Corporation's Monthly Report – Laura Bowden, Eden Economic Development Corporation Coordinator

7. CONSENT ITEMS

The following items may be acted upon in one motion. No separate discussion or action is necessary unless requested by a Council Member, in which event those items will be pulled from the consent agenda for separate consideration.

- A. Approval of June 9, 2026, Regular Meeting Minutes
- B. Approval of Financial Statement Month Ending June 2026
- C. Approval of the City of Eden Investment Report Month Ending June 2026

8. EXECUTIVE SESSION

The City Council for the City of Eden has the right to adjourn into executive session at any time during the course of this meeting to discuss any matter as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices, and 551.086 (Economic Development).

- A. 551.071 Consultation with Attorney
 - a. Updates and issues related to claims by the Contractor for the USDA RD Sanitary Sewer System Improvement and the USDA RD South Water System Improvement Projects
 - b. Updates, Maintenance, Management of Concho Springs Golf Course
- B. 551.072 Deliberations about Real Property
 - a. Highway 87 West 33.523 Acres, Blk 5, Abst 1178, Survey A MCGREGOR JR, AB 1178 SUR 5 A MCGREGOR JR

9. BUSINESS

Consideration and Possible Action On:

- A. Reconvene in Open Session to consider and take action, if any, on items discussed in Executive Session
- B. Eden Economic Development Corporation's request to fund \$20,000 of the Eden Economic Development Corporation Coordinator's salary
- C. Eden Economic Development Corporation's FY2026-2027 Budget
- D. Eden Economic Development Corporation's FY2026-2027 Intermediary Relending Program Budget
- E. The Eden Housing Authority 5-year PHA Plan for fiscal years 2026-2030, and approval for Mayor Rodgers to sign the plan document
- F. City of Eden Fall Festival Street Dance to be held on Paint Rock Street, and allow the city manager to discuss street closure options
- G. Ordinance No. 2026 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EDEN, TEXAS ADOPTING REGULATIONS FOR MOBILE VENDORS; PROVIDING DEFINITIONS; ESTABLISHING FRANCHISE REQUIREMENTS; ESTABLISHING LOCATION RESTRICTIONS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE
- H. Grant Works Community Development Block Grant (TxCDBG) Grant Administration Services Agreement

- I. Moramax, LLC's Texas Community Development Block Grant (TxCDBG) Project Engineering Services Agreement
- J. Bojorquez Law Firm, PC 3% rate increase for attorney and legal assistant services, to take effect September 27, 2026
- K. Proposals to perform annual testing and annual preventative maintenance on city generators located at the Water Plant and Industrial BLVD property.
- L. Proposals to repair/replace the Air Conditioning Unit for Council Chambers
- M. City of Eden Financial Investment Opportunities with Hilltop Securities
- N. Updates and issues related to claims by the Contractor for the USDA RD Sanitary Sewer System Improvement and the USDA RD South Water System Improvement Projects.
- O. Updates, Maintenance, Management of Concho Springs Golf Course to include:
 - a. Proposal for POS & Tee Time Software
 - b. Fireworks and Freedom Tournament hosted in July
 - c. Fall Fest Tournament hosted in September
 - d. Spring Kick Off Tournament hosted in March
- P. Transfer of \$100,000 funds from the City's IGA Account # 278547 to the City's Pool Cash Account #6041
- Q. Budget Adjustments July 14, 2026
- R. Approval of June 2026 Bills

10. BUDGET WORKSHOP

- A. FY2026-2027 Proposed Budget

11. ADJOURN

Notice is posted in accordance with Chapter 551 Government Code, Vernon's Texas Codes, Annotated. I certify that the above notice of meeting was posted on the bulletin board located at City of Eden City Hall July 8, 2026 by 7:00 pm.

Priscilla Aguirre, City Secretary/Administrator

All agenda items listed above are eligible for discussion and action unless otherwise specifically noted.

This facility is wheelchair accessible. Accessible parking spaces are available. Requests for auxiliary aids and services must be made 48 hours prior to this meeting by calling (325) 869-2211.