



**CITY OF HUTCHINS
CITY COUNCIL MEETING
AGENDA**

**Monday, October 20, 2025 at 6:30 PM
City Hall, 400 N. JJ Lemmon Rd., Hutchins**

Pursuant to Section 551 of the Texas Government Code, notice is hereby given of a Regular Meeting of the Hutchins City Council to be held on Monday, October 20, 2025, at 6:30 p.m. at Hutchins City Hall Council Chambers, 400 N. JJ Lemmon Rd., Hutchins, Texas, at which time the following items will be discussed and considered.

City Council Members

Mayor Mario Vasquez
Mayor Pro Tem Steve Nichols
Councilmember Brenda Campbell
Councilmember Raymond Elmore
Councilmember Demarcus Odom
Councilmember America Rodriguez

A. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT

B. INVOCATION AND PLEDGE OF ALLEGIANCE

C. WORK SESSION

1. Branderia, Inc. Workshop Presentation Presented by: Beth Owens

D. CITIZEN COMMENTS - *This agenda item provides an opportunity for citizens to address the City Council on any matter that is not posted on the agenda. Anyone wishing to address the City Council should complete a Citizen Comments Form and submit it to the City Secretary prior to the start of the City Council meeting. There is a three (3) minute time limit for each citizen to speak. However, in accordance with the Texas Open Meetings Act, the City Council cannot discuss issues raised or make any decision at this time.*

E. PUBLIC HEARINGS

2. A. Discuss and consider rezoning by Mario Salinas of MDB and Celeste Madrigal who are the owners of A 36.75 ACRE TRACT OF LAND SITUATED IN THE THOMAS J. WAMPLER SURVEY, ABSTRACT NUMBER 1538, AND THE BENJAMIN MATHEW SURVEY, ABSTRACT NUMBER 989 DALLAS COUNTY, TEXAS AND BEING PART OF THAT 39.82 TRACT OF LAND CONVEYED TO ELENO MADRIGAL, TRUSTEE OF THE MADRIGAL TRUST UNDER INSTRUMENT NUMBER 201300323523 IN THE OFFICIAL PUBLIC RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Presented by: Blake Moore

- B. Open Public Hearing and Receive Comment.

C. Discuss and consider AN ORDINANCE OF THE CITY OF HUTCHINS, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND MAP OF THE CITY OF HUTCHINS, TEXAS, GRANTING A CHANGE IN ZONING FROM TOWN CENTER DISTRICT (TC) TO SINGLE-FAMILY RESIDENTIAL-7 (SF-7) ON 36.75± ON ±29.980 ACRE TRACT OF LAND SITUATED IN THE IN THE THOMAS J WAMPLER SURVEY, ABSTRACT NO. 1538, AND THE BENJAMIN MATHEW SURVEY, ABSTRACT NO. 989, CITY OF HUTCHINS, COUNTY OF DALLAS, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED IN EXHIBIT "A"; Presented by Blake Moore, Building Official

Ordinance 2025-10-1216

F. REGULAR AGENDA - *As authorized by Section 551.071 of the Texas Government Code, the City Council reserves the right to convene in Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.*

3. Discuss and consider a Resolution AUTHORIZING THE EXECUTION OF A CONGREGATE MEALS AGREEMENT WITH THE VISITING NURSES ASSOCIATION OF TEXAS FOR THE TIME PERIOD OF OCTOBER 1, 2025 THROUGH SEPTEMBER 30, 2026. Presented by Wanda Randle
Resolution R2025-10-1288
4. Discuss and consider a Resolution AUTHORIZING THE EXECUTION OF A TITLE III FEDERAL SERVICE AGREEMENT WITH THE DALLAS AREA AGENCY ON AGING FOR THE TIME PERIOD OF OCTOBER 1, 2025, THROUGH SEPTEMBER 30, 2026. Presented by Wanda Randle
Resolution R2025-10-1289
5. Discuss and consider a Resolution ratifying amendments to the City's Title VI Non-Discrimination Plan. Presented by Cynthia Olguin, City Secretary
Resolution R2025-10-1290
6. Discuss and consider an official ballot for election of the Region 13 director of TML Board of Directors. Presented by Cynthia Olguin
7. Discuss and consider purchase of Speakers for Station 2 Alerting System. Presented by: Matthew Lehmann, EMS Captain
8. Discuss and consider an Ordinance OF THE CITY OF HUTCHINS, TEXAS, AMENDING THE CODE OF ORDINANCES BY AMENDING CHAPTER 12 TITLED "TRAFFIC AND VEHICLES" BY AMENDING DIVISION 2 TITLED "SPEED LIMITS" BY AMENDING SECTION 12.03.035 TITLED "SPEED LIMIT ON SPECIFIC STREETS AND ROADS" TO AMEND THE PRIMA FACIA SPEED LIMIT ON LANCASTER-HUTCHINS ROAD. Presented by Steve Perry
Ordinance 2025-10-1217
9. Discuss and consider a Resolution approving an Event Center Rental Policy. Presented by: Karen Steward, HR Director
Resolution R2025-10-1291
10. Discuss and consider an Ordinance Amending Appendix A "Fee Schedule" by adding a new Section A1.010 Title Event Center Fees. Presented by Karen Steward, HR Director
Ordinance 2025-10-1218

G. EXECUTIVE SESSION

11. Pursuant to Section 551.072 of the Texas Government Code, the City Council will convene into executive session to deliberate the purchase, exchange, lease or value of real property located within the City of Hutchins, Texas.

H. RECONVENE INTO REGULAR SESSION

12. Action, if any, as a result of Executive Session:

Pursuant to Section 551.072 of the Texas Government Code, the City Council will convene into executive session to deliberate the purchase, exchange, lease or value of real property located within the City of Hutchins, Texas.

I. ITEMS OF COMMUNITY INTEREST

13. Atwell Public Library Board Meeting, Tuesday, October 21, 2025, 6:30 p.m., 300 N. Denton St., Hutchins.

Planning and Zoning Commission Meeting, Monday, October 27, 2025, 6:00 p.m., City Hall - Council Chamber at 400 N. JJ Lemmon Rd., Hutchins.

City Council Meeting, Monday, November 3, 2025, at 6:30 p.m., City Hall Council Chambers at 400 N. JJ Lemmon Rd., Hutchins.

J. ADJOURN

CERTIFICATION

I certify that a copy of the October 20, 2025, agenda of items to be considered by the Hutchins City Council was posted on the City Hall bulletin board, a place convenient and readily accessible to the general public at all times, and to the City's website www.cityofhutchins.org, in accordance with Chapter 551 of the Texas Government Code. Posted on Tuesday, October 14, 2025.

Cynthia Olguin

Cynthia Olguin
City Secretary



ACCESSIBILITY STATEMENT

The meeting location is wheelchair accessible from the front door. Request for special services must be received at least 48 hours in advance of scheduled meeting. For assistance, please call the office of the City Secretary at 972-225-6121 or email the City Secretary at colguin@cityofhutchins.org