



City of Morgan's Point Resort

Minutes

City Council Regular Session

Tuesday, January 13, 2026

6:00 PM

MPR EVENT CENTER –
60 Morgan's Point Blvd

To View the meeting go to: www.MorgansPointResortTX.com/YouTube

1. Call to Order

Meeting was called to order by Mayor, James Snyder, at 6:26 PM

PRESENT:

James Snyder
Dorothy Allyn (Remote)
Bruce Leonhardt
Roxanne Stryker
Stephen Bishop
Samuel Pallin

ABSENT:

None

Neale Potts, City Attorney
Ashlynn Uschek, CTCOG
David Rodriguez, CTCOG

Staff: Dennis Baldwin, City Manager

2. Invocation

Bruce Leonhart

3. Pledge of Allegiance

Roxanne Stryker

4. Citizen Comment on Agenda Items

This is an opportunity for members of the public to suggest the addition of topics for the discussion, or to address topics of interest, with the presentation limited to three (3) minutes. All speakers will conduct themselves in an orderly and lawful manner. All speakers will be recognized prior to speaking and will announce their name and address to be included in the minutes. State law prohibits the Mayor and Members of the City Council from commenting on any statement or engaging in dialogue without an appropriate agenda item being posted in accordance with the Texas Open Meetings Law.

Denise Seibert, 114 Great West Loop, MPR

Resident congratulated the Mayor, City Council, and staff on the new microphone systems. She encouraged the city to begin planning for the 250th community celebration, noting it will require coordinated effort. She expressed ongoing concern about the water issue and urged continued attention. Resident announced that TxDOT will hold a meeting at the Cadence Center on Wednesday, the 14th, from 5:00 PM –7:00 PM. She emphasized the importance of strong community turnout at the TxDOT meeting to advocate for installing a signal light at North Point and Highway 317.

Donna Hartman, 112 Great West Loop, MPR

Resident addressed the Mayor, City Council and staff to provide suggested changes to the Code of Ordinances for construction, housing and zoning in Chapter 3 – Building Regulations.

5. Presentation(s)

Shirley Clark with Texas Bus Fest presented a check for \$5,200 to the City of Morgan’s Point Resort Police Department and expressed sincere appreciation to the community of the City of Morgan’s Point Resort.

6. Consent Agenda

All items under this heading are considered to be routine and may be enacted by one motion, unless the Mayor or a Councilmember request that an item be removed for separate discussion. Any item removed from the Consent Agenda will be considered immediately following the motion to approve the Consent Agenda.

Minutes

a. MN-26-001 Consider Minutes of Regular Session City Council Meeting on September 9, 2025

Motion to approve the minutes by Stryker, Seconded by Allyn

Voting Yea: Leonhardt, Bishop, and Pallin

Motion passed by unanimous vote (5-0)

b. MN-26-002 Consider Minutes of Special Session City Council Meeting on September 15, 2025

Motion to approve the minutes by Stryker, Seconded by Bishop

Voting Yea: Leonhardt and Pallin

Voting Nay: Allyn

Motion passed (4-1)

7. Ordinances

8. Resolutions

a. RS-26-001 Discuss and consider a memorandum/resolution to accept Rural VFD Assistance Program Grant in the amount of \$25,000 and authorize the City Manager to execute and all documents related to said grant.

Chief Sibley presented and informed the Mayor and City Council that the fire department applied for a \$25,000 grant, which requires the City to provide a 5% match, totaling \$1,250. He explained that the grant funds are available in the budget and may only be used for specific fire-related equipment. Allowable purchases include replacement fire hose, nozzles, and certain specialty equipment identified as needing updates.

Motion to approve Stryker, Seconded by Pallin

Voting Yea: Allyn, Leonhardt, and Bishop

Motion passed (5-0)

- b. RS-26-002** Discuss and consider entering into a contract with Clear Career Professionals LLC for the purpose of conducting a City Manager search.

Motion made to accept entering into a contract with Clear Creek Professionals for the purpose of conducting a City Manager search Stryker, Seconded by Pallin

Voting Yea: Leonhardt, Bishop, and Allyn

Motion passed (5-0)

9. Finance Director Updates

Mary Tolman presented and discussed the finance updates with the FY 2023-2024 audit tentatively scheduled to be completed by March 2026. FY 2024-2025 working through reviewing FundView programming errors. Bank reconciliations are 90 percent complete. Revenue and Expenditure working through reviewing FundView programming errors. Project target to be accurate by March 15, 2026.

10. City Manager Update

Dennis Baldwin provided a summary of the following updates:

TX Dot Sidewalk project preconstruction meeting will be held on January 19, 2026.

Smith Park updates remain ongoing. Rogers Park meeting was held with the U.S. Army Corp of Engineers for expectations to be clarified. The lease agreement may take six months or longer. The city must track receipts and related compliance information for Oakmont Park. Events with any money exchange require Corp of Engineers review and approval.

Street repair program is expediting the timeline to advance for high-priority maintenance repairs.

The 35-acre tract site for MPR Community Hub needs to be evaluated with long-term best usage for the masterplan.

Water well project continues to progress forward with TCEQ permits.

Emergency Generator arrival is expected to arrive in approximately 8 months.

Debris removal program phased approach with 96 easements to manage. Updates need to be given to council on a quarterly basis.

Fire apparatus repairs are needed along with air-conditioning units on both vehicles.

Marina contracted repairs that were approved in December are actively in progress. Website improvements and upgrades are underway for improved public accessibility. Social media policy is under review to ensure compliance, clarity, and effective communication standards.

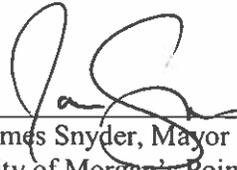
Staff are evaluating Volunteer program insurance coverage for volunteers participating in City-sponsored events.

City Secretary workflow updates are being implemented to improve administrative efficiency.

11. Adjournment

The meeting adjourned by Mayor James Snyder at 7:55 PM.

I certify that a copy of the 1-13-2026 agenda of items to be considered by the Morgan's Point Resort was posted and could be seen on the City Hall bulletin board on the 1-07-2026 at 4:00 PM and remained posted continuously for at least 72 hours preceding the scheduled time of the meeting. The meeting facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodation or interpretive services must be made 48 hours prior to this meeting. For further information please contact the City Secretary's office at 254-780-1334 ext. 104.



James Snyder, Mayor
City of Morgan's Point Resort, Texas 76513



Kelli Merolillo, City Secretary
City of Morgan's Point Resort, Texas 76513

