

MINUTES OF JULY 27, 2026, SPECIAL MEETING

On this, the 27th day of July 2026, the City Council convened in special session in the Meeting Room at the Memphis Public Library. The special meeting being open to the public and notice of said meeting having been given as prescribed by Chapter 51 of the Government Code with the following being present and in attendance to wit:

Mayor Joe Davis, Council Members Zack Altman, Micah Casas, Melissa Hibbitts, Leslie Ivy, Lloyd Roberts, and Mark Sweatt. Council Members Melisa McIntosh and Winfred McQueen were absent. Employees present were City Administrator Jack Owens and City Secretary Amalia Gaxiola. Others present were Robert Connell and Kathy Fowler.

1. CALL TO ORDER, INVOCATION AND PLEDGE OF ALLEGIANCE

Mayor Davis called the special meeting to order at 6:18 p.m. and noted a quorum present. Alderman Sweatt voiced the invocation, and Alderman Casas led the pledge of allegiance.

2. PUBLIC COMMENT

Kathy Fowler talked to the council about having the assistant be a full-timer with benefits versus a part-timer with no benefits. She stated that the EDC and Revolving Loan can both benefit from having a full-time position and that person can reach out to citizens, keep up with website requirements, answer public information requests, attend meetings, write minutes, agendas and posting, attend training conferences, work on budget, work on grants, and also transfer the bookkeeping duties to them from Cindy and Jack. Kathy also mentioned she would like the city to pay the benefits, and the EDC and Revolving Loan could pay for the employee. Alderman Sweatt stated that the EDC bylaws read that the EDC would be responsible to pay for the employee plus benefits.

3. REVIEW/DISCUSS PROPOSED 2026/2027 BUDGET

Administrator Owens started discussing adding to the street department for equipment. Alderman Sweatt asked about Jacks position and Owens stated that he has judges' school in December so he was looking to resign sometime in November after election and they could hire someone shortly after but he could work at an hourly rate to train the new hire and this way there wouldn't be overlapping in Administrator pay. The council discussed advertising for the position, and they questioned whether qualifications would be required and also rate of pay. Owens stated that the schooling for his credentials took him two years and he did his on his own. Administrator Owens informed council that the public works director succession plan is a no go as the gentleman did not accept the position. Owens went over the pool budget being shy and council questioned the days of operation and Alderwoman Hibbitts stated it's a service to our community. Discussion was had on options for code enforcement. Council also talked about the interlocal agreement with the Sherriff's Office and dispatch assistance.

Alderman Casas stepped out of the room, so Mayor Davis went into recess at 7:13 p.m.

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Mayor Davis called the meeting back in session at 7:15 p.m. noting a quorum present. Administrator Owens went over purchasing a dozer for the street which could be used for Landfill and it being housed at the Landfill. Alderman Sweatt addressed the grass spurs at the cemetery and potentially spraying.

Alderman Altman stepped out of the room, so Mayor Davis went into recess at 7:27 p.m.

Mayor Davis called the meeting back in session at 7:28 p.m. noting a quorum present. Administrator Owens talked about the water budget regarding the vacant positions and the different possibilities, as well as three percent increase for employees and he would like to bring the water clerk position and one water technician, Marla and Miguel, up to thirty thousand dollars per their duties and performance. Owens went over upgrading the water system as the city earlier in the year purchased equipment from the City of Quanah when Memphis' equip quit working. Alderwoman Hibbitts questioned the influx of residents and the increase of chemicals which could also lead to pump repairs and more leaks. Alderwoman Ivy talked about water certifications and Alderwoman Hibbitts asked about Randy Lambert helping and compensation. Owens stated that the city recently had a water school class to keep up with certification hours and Randy was able to attend it for free and how previous succession planning did not take place and it being why retirees agree to help as it helps the city to succeed. Council discussed dozer estimates and payment options. Alderwoman Ivy brought up dumpsters and Owens stated that all dumpsters are currently out and Ivy would like more allocation towards purchasing more. Council went over increasing the charge of gallons of water over the base two thousand gallons and going from three dollars and fifty cents per thousand gallons to four dollars and twenty-five cents per thousand gallons. Administrator Owens covered Hotel Occupancy Tax and would like to add preservation foundation allocation, little league allocation, and look into allocation for home delivered meals as over the years those have been removed from budget, and he would like to give back to the community. Mayor Davis discussed house signs. Administrator Owens brought up hierarchy with Administrator, Secretary, and Public Works Director and would like to bring the City Secretary salary up to forty-two thousand dollars per her duties, responsibilities, and performance. Discussion was had on prior City Secretary Cindy willing to help when it's needed. Council talked about starting pay for a new public works director when current public works director retires. Administrator Owens touched base on him and Secretary sharing reporting responsibilities, paperwork responsibility for water department guys, and digital requirements versus paper. Owens discussed employee retention and cost of living. Mayor Davis and council agreed on increases. Administrator Owens stated there are two months to go and the budget looks good so far with numbers. Alderwoman Ivy asked about the grant for downtown and Owens said they did not receive the grant. Owens stated that he will work on the adjustments for budget and is looking to present and file the proposed budget at a special meeting on August 3rd.

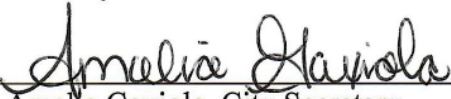
4. ADJOURN

Alderman Casas made the motion to adjourn, seconded by Alderman Sweatt. The vote

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passed with 6 in favor. The meeting was adjourned at 8:41 p.m.

Approved: 
Joe Davis, Mayor

Attest: 
Amalia Gaxiola, City Secretary