



# City of Sequin

210 E. Gonzales Street  
Sequin TX, 78155

## Meeting Minutes

### City Council

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Tuesday, July 1, 2025

5:30 PM

Council Chambers

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#### Public & Virtual

#### 1. Call to Order

Mayor Dodgen called the meeting to order at 5:30 P.M.

#### 2. Invocation - Pastor Darnell Ward, New Hope Baptist Church

Mayor Dodgen gave the invocation as Pastor Ward was not present.

#### 3. Pledge of Allegiance/Salute to the Texas Flag

#### 4. Roll Call

**Present:** 8 - Councilmember Joe Rea, Councilmember David Eveld, Councilmember Jim Lievens, Councilmember John Carlsson, Councilmember Paul Gaytan, Councilmember Monica N. Carter, Councilmember Bill Keller, and Councilmember Jason Biesenbach

**Presiding:** 1 - Mayor Donna Dodgen

#### 5. Hearing of Residents:

*Chester Jenke, President of the Sequin Area Chamber of Commerce, announced that Donna Dodgen earned the 2025 Guadalupe County Woman of Influence Award. As the current Mayor of Sequin, Chair of Northeast Partnership, and boardmember for Alamo Area Council of Government, she has accomplished so much for our community. Her past leadership includes service on the Sequin-Schertz Local Government Corporation Board, the Sequin Area Chamber of Commerce Board, Zonta International District 10, and Emanuel's Lutheran Church. A graduate of multiple community leadership programs, Donna is one of Sequin's rare "Distinguished Citizens," having completed the Sequin Citizens Fire Academy, Police Citizens Academy, and the City's Citizens Univer"City." She is also a proud graduate of Leadership Sequin Class #2. Her bright smile, infectious laugh, boundless energy, and trademark hugs have made her a beloved local icon. Donna is affectionately dubbed "The Queen of Sequin"—a title she wears with grace, humor, and heart.*

*Councilmember Gaytan excused himself from the dais at 5:36 P.M.*

*Kitty Keller and Molly, 621 Oak Shadow, wished Councilmember Keller a Happy Birthday and presented him with a birthday balloon.*

*Councilmember Gaytan returned to the dais at 5:37 P.M.*

*Main Street/Destination Management Director Blaire Friar declared that it is a great week in Seguin. She invited everyone to attend the Biggest Small Town 4th of July Parade. This year, there are 166 entries. The Flag Raising Ceremony starts at 9:00 A.M. and the parade floats will roll at 10:00 A.M. The parade will travel south on Austin St., from College to Nelda. The Wilson Pottery Foundation is the Parade Marshall this year. She reminded everyone to bring plenty of water, snacks, and sunscreen and asked that everyone attending clean-up after the parade as Freedom Fiesta will be held on Saturday morning from 6 A.M to 11:00 A.M.*

*Parks and Recreation Director Jack Jones announced that the Fireworks Show will be held on Thursday July 3, 2025. The show will start at 9:30 P.M. and last for 22 minutes. He reminded that Starcke Park West, the golf course side, is closed. He asked that people attending pay attention to road closures. Starcke Park East is open for parking but at 9:00 P.M. Austin St. will be closed until after the Fireworks Show. He said that it will be crowded so he asked everyone to be patient. He also reminded that the Rivermonsters have a baseball game that night and tickets are available for \$5. Mr. Jones thanked the sponsors of the Fireworks Show; HEB, Niagara Bottling, Caterpillar, and Purdue Brandon Fielder Collins & Mott, LLP, and announced that KWED 1580 will play patriotic music during the fireworks show.*

*City Manager Steve Parker joked that he makes all personnel decisions for the City and after each fireworks show has been able to say that Mr. Jones can keep his job. Mr. Parker presented Mr. Jones with a t-shirt that read, "Fire Works Director", and joked that he had been promoted.*

*Mayor Dodgen reminded everyone who plans to attend the Fireworks Show to be nice and patient because things will be a little different this year.*

*Chester Jenke, President of the Seguin Area Chamber of Commerce, invited people to attend the Craft Beer & Wine Festival that will take place on Saturday, July 5th at 101 E. Nolte. He informed that for VIP ticketed guests, the doors open at 5:00 P.M., catering will be provided by Burnt Bean, and there will a private lounge area. For General Admission, the doors open at 6:00 P.M and catering is not provided. He shared that about one-third of the registrations thus far are not from the Seguin zip code.*

*Julian Leal, 849 Prexi Dr., declared that the sports complex by the Seguin Coliseum should be named in the late councilmember Sonia Mendez's honor. He asked that City Council keep that in mind and announced that he will be writing a letter to the Seguin Gazette stating the same thing.*

*Councilmember Carlsson expressed his thanks to Capital Projects and Engineering Director Melissa Reynolds for her recent work as well as the Seguin Police Department for their safety and traffic monitoring of Hueber Rd. He said that the conduct and professionalism of City employees and the way they keep their equipment clean is their leadership is exemplified. Lastly, he said that he has read comments about him being on his iPad at the dais and he reassured that he is doing City work on his iPad during the meeting.*

## **6. Presentation**

### **a. 25-330**

Recognition of John Donnelly, Director of Public Works, upon his retirement. - Donna Dodgen, Mayor

*Mayor Donna Dodgen recognized former Public Works Director John Donnelly upon his retirement and presented him with a certificate. She said that Mr. Donnelly was a*

*beloved member of our team and that he will be missed. She joked that he isn't going far because he will be around at conferences and will take us out to eat.*

*City Manager Steve Parker read that Mr. Donnelly first joined Team Seguin in May of 1999 as a Streets Supervisor. He left in June 2000 but returned in September 2015 as the Public Works Manager. In January 2019, Mr. Donnelly was promoted to Public Works Director and on June 30, 2025, Mr. Donnelly retired with a total of 10 years and 10 months of service. Mr. Parker stated that what Mr. Donnelly has been to this organization is difficult to put into words. He said that like Councilmember Carlsson mentioned, this team has pride and great customer service and knows that its about being a part of a team. That attitude exists here because of guys like John. He said that John's crews would run through a brick wall for him, that he is an exceptional man. Mr. Parker shared that when Mr. Donnelly came back to Seguin, it had very bad and old equipment and streets had been neglected. Now, Public Works has great equipment and a great team that has gotten more than 80% of the streets in Seguin in Fair, Better, or Great condition according to the most recent PCI study. He said that the methodology and technology that Mr. Donnelly put in place is what made that happen.*

*Current Public Works Director Adam Rossing commented that he has been working for Seguin for only two weeks but has been able to see the guys love and appreciation for everything that John Donnelly has done. He presented Mr. Donnelly with a commemorative street sign and thanked him for everything he has done.*

*John Donnelly stated it is always tough when things have to come to an end. He reiterated that none of this was possible without his faith and Savior. He said he was the luckiest man in the world; he has two beautiful children who he is so proud of, and family and friends who took the time to celebrate his retirement, some for the second time. He said he is proud to have been part of such a great team and everyone working together is what makes things run smoothly. He is proud of everything that has happened while he was here and he said he appreciated City Council for their support and said that he could not have asked for a better boss than Mr. Parker. He said that his phone number will never change and will always be available to anyone who needs his help.*

## 7. Consent Agenda

*Mayor Dodgen withdrew item 7a from the agenda and clarified that the motion for Consent Agenda approval will be for items 7b-7h.*

**A motion was made by Councilmember Jason Biesenbach, seconded by Councilmember Joe Rea, that items 7b - 7h be approved on the Consent Agenda. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

### a. [25-395](#)

Minutes of the July 1, 2025 City Council Meeting.

**Mayor Dodgen withdrew this item from the agenda and announced that the minutes of the June 17, 2025 and July 1, 2025 City Council meeting will be considered at the next meeting.**

### b. [25-397](#)

Check Report June 14, 2025 through June 27, 2025.

**The Check Report was acknowledged.**

- c. [25-347](#) Resolution awarding bids for the purchase of 795 & 336 AAC wire and URD EPR primary cable for Electric Utilities; and declaring an effective date. - Adam Ryals, Utility Warehouse Superintendent

**This Resolution was approved.**

Enactment No: 2025R-135

- d. [25-349](#) Board and/or Commission Appointments. - Donna Dodgen, Mayor  
a. Construction Board of Adjustments and Appeals  
b. Regional Workforce Education Alliance

**This Action Item was approved.**

- e. [25-386](#) Resolution authorizing the purchase of two 2025 Chevrolet Silverado 1500 Crew Cab trucks from Caldwell Country Chevrolet in the amount of \$111,412.00 for the Planning & Codes Department; and providing an Effective Date. - Pamela Centeno, Director of Planning & Codes

**This Resolution was approved.**

Enactment No: 2025R-136

- f. [25-378](#) Resolution amending Resolution 2025R-104 authorizing the submission of a Motor Vehicle Crime Prevention Authority SB224 Catalytic Converter grant application seeking funding for the Police Department to obtain additional license plate reader cameras and an addition year of service for the City's existing cameras. - Kate McCloud, Grants Administrator

**This Resolution was approved.**

Enactment No: 2025R-137

- g. [25-390](#) Authorization for the City Manager to enter into an agreement with Southwest Elevator Company for the Elevator Modernization at City Hall. - Randy Kell, Director of Facilities

**This Action Item was approved.**

- h. [25-381](#) Authorization to reject all responses to RFQ AF-2025-46 and issue a new RFQ for the 5 Bay Apparatus Enclosure at Fire Station 2. - Randy Kell, Director of Facilities

**This Action Item was approved.**

8. **Action Items - Discussion and Possible Motion to Approve**

- a. [25-369](#) Public Hearing and Ordinance on first reading to consider amendments to the City of Seguin's Unified Development Code

Section 3.4.3 Land Use Matrix to amend the accessory dwelling use provisions, and to the definitions section to amend the definition of accessory dwelling unit. - Pamela Centeno, Director of Planning & Codes

*Director of Planning and Codes Pam Centeno explained that this ordinance would update and revise the definition and requirements for accessory dwelling units. Per the existing regulations, accessory dwelling units constructed on a single-family residential lot cannot be larger than 50% of the square footage of the primary dwelling. It also does not allow the accessory dwelling unit to be occupied by a separate family. The existing size requirements pose a potential problem on lots with a large house. The proposed update would keep the 50% requirement but also limit the size of an accessory dwelling unit to 800 square feet. In addition, it would limit the number of accessory dwelling units to one per lot.*

*Mayor Dodgen opened the Public Hearing at 6:08 P.M.*

*There being no public comments, Mayor Dodgen closed the Public Hearing at 6:08 P.M.*

*Councilmember Biesenbach asked if the accessory dwelling unit on a 1,200 square foot home would be limited to 600 square feet and Mrs. Centeno confirmed.*

*Councilmember Keller asked if a variance for a larger accessory dwelling unit is an option and Mrs. Centeno replied that it is not an option at this time but is something that could be considered when they update the entirety of Chapter 3.*

*Councilmember Biesenbach asked if pool house would be considered an accessory dwelling unit and Mrs. Centeno answered it would be if it had a kitchen and a bathroom. Mrs. Centeno also informed that if an accessory dwelling unit is part of a detached garage, the garage portion does not count towards the square footage, only the living area is calculated.*

**A motion was made by Councilmember Gaytan, seconded by Councilmember Rea, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

**b. [ZC 14-25 CC](#)**

Public Hearing and Ordinance on first reading to consider a zoning designation to Single Family Residential (R-2) for a 116.62-acre property located at the 1300 Block of FM 467, Property IDs 58267, 58254, 58215, 58203, 58216, 58263, 58394, 58179, 58180. (ZC 14-25). - Pamela Centeno, Director of Planning & Codes

*Director of Planning and Codes Pamela Centeno informed that the City received a zoning designation request for an area going through the annexation process. The request consists of nine properties near the intersection of FM 467 and Still Meadow Rd. The request is to rezone to R-2. Currently, the area falls within two Future Land Use Plan districts; Suburban Residential and Conservation. She explained that single family homes can be compatible with the Conservation designation provided that the development preserves open space and protected trees. The current applicant is proposing to preserve the large oak trees. Mrs. Centeno informed that no one spoke*

at the Planning and Zoning Commission's Public Hearing, but she had included the written opposition that her department received in the Council's agenda packet.

Mayor Dodgen opened the Public Hearing at 6:14 P.M.

Martha Dalrymple, 836 Peccary Place, said that she had to pay a lot premium for a lot that allowed her to enjoy birds and owls. She requested preservation for that tract of trees right before the little creek near her home. She opined that it is tragic for this huge town to abandon nature.

There being no other public comments, Mayor Dodgen closed the Public Hearing at 6:16 P.M.

Councilmember Gaytan said if the Future Land Use Plan (FLUP) identifies it as Conservation, it should stay that way. He said he believes that the City should preserve what little natural habitat that it has left.

Councilmember Lievens asked what are the options and Mrs. Centeno replied that the FLUP is just a recommendation and isn't enforced. Zoning is what is enforced. She stated that they would be able to ensure that the protected tree species were kept there through the tree plan that is submitted. She also said there are other options for less dense zoning districts.

City Manager Steve Parker informed that this property, if not annexed into the City, could be developed in the county as proposed and will only have to follow the county restrictions.

Councilmember Biesenbach said he believes this is a development that the City can deny. He stated he agrees with Councilmember Gaytan and believes they should preserve the Conservation designation.

Councilmember Gaytan suggested that the whole idea of conservation is typically considered conservative ideology.

City Manager Steve Parker reiterated that this exact same location can still become a subdivision if it is not annexed, but it would just be a subdivision in the county.

Mayor Dodgen reminded that the developer agreed to keep the larger protected species of trees and asked if the developer indicated where on the property those save trees would be located.

Adrienne Donatucci, with WBW Development, explained that project consisted of 117 acres. Of those 117 acres, 73 acres are in the Conservation designation. Inside that 73 acres, the LIDAR indicated that there were 17.22 acres that were tree covered. The majority of the property had been used for agriculture purposes prior and had been cleared. Of the 17.22 acres that are considered tree covered, 6.8 acres were tree lined. She explained that the perimeter of the lots is where there is heavy tree coverage.

Councilmember Biesenbach asked Ms. Donatucci if they plan to move forward with the project even if City Council didn't approve the request and Ms. Donatucci responded that they would move forward with the development either way as they already have ownership of the property.

Councilmember Gaytan opined that if City Council steps away from conservation, they are opening Pandora's box.

**A motion was made by Councilmember Carter, seconded by Councilmember Lievens, that this Zoning Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Nay:** 3 - Councilmember Rea, Councilmember Carlsson, and Councilmember Gaytan

**Aye:** 5 - Councilmember Eveld, Councilmember Lievens, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

**c.**     [25-383](#)

Ordinance on first reading amending the Fiscal Year 2025 Utility Fund Budget of the City of Seguin and declaring an effective date. - Susan Caddell, Director of Finance

*Finance Director Susan Caddell explained that a budget amendment is needed for the Wells Fargo Building Project. The contract with TBA Douglas is now entering Phase 5 of their contract. This budget amendment will allocate additional funds towards this contract.*

**A motion was made by Councilmember Gaytan, seconded by Councilmember Biesenbach, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

**d.**     [25-392](#)

Resolution of the City Council of Seguin Texas approving a lease-purchase agreement between the City of Seguin and Government Capital Corporation for the purpose of financing the purchase of police vehicles for the Police Department; authorizing the City Manager to execute the contract; and declaring an effective date. - Susan Caddell, Director of Finance

*Finance Director Susan Caddell informed that the next agenda item is to approve the purchase of police vehicles. This item allows for the financing portion of that vehicle purchase.*

**A motion was made by Councilmember Gaytan, seconded by Councilmember Carlsson, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

**e.**     [25-388](#)

Authorizing the purchase of three (3) 2024 Chevrolet Malibu sedans CID and the purchase ten (10) 2023 Dodge Charger sedans. - Jason Brady, Chief of Police

*Councilmember Biesenbach excused himself from the dais at 6:30 P.M. Chief of Police Jason Brady stated that they have located ten 2023 Dodge Chargers that are*



*police package models. They provide a significant costs savings and are cheaper to purchase and outfit than the Chevrolet Tahoes. He informed that the CID fleet is aging and this will help to refresh the fleet.*

*Councilmember Gaytan suggested that Chief Brady forgot to say Dodge Chargers are cool. Chief Brady joked that they are adding diversity to the fleet.*

*Councilmember Biesenbach returned to dais at 6:32 P.M.*

**A motion was made by Councilmember Gaytan, seconded by Councilmember Keller, that this Action Item be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

**f.** [25-384](#)

Resolution of the City Council of the City of Seguin, Texas authorizing a contract amendment to the professional engineering services contract with Pape-Dawson Engineers for the Guadalupe Street GLO Drainage Project (a GLO CDBG-MIT Grant Project, Contract Number 22-085-008-D236) for construction phase services; authorizing the City Manager to execute contract amendments with providers; and declaring an effective date. - Melissa Reynolds, PE, MPA, CFM - Director of Engineering & Capital Projects

*Director of Capital Projects and Engineering Melissa Reynolds reminded that the City of Seguin was awarded a grant from the General Land Office for flood mitigation and infrastructure improvements. In December 2021, City Council awarded project related engineering services to Pape-Dawson Engineers. City Council authorized award of construction to E-Z Bel Contractors, Inc. Since the original engineering contract was awarded to Pape-Dawson Engineers, the scope of construction phase services has increased. During the design phase, additional work is required to accommodate appropriate drainage alignment, coordination with TxDOT, and replacement of water and wastewater systems. This contract amendment covers the increased need for construction oversight. Staff recommends the contract amendment to the Pape-Dawson Engineers professional services contract be authorized in the amount of \$388,906.*

**A motion was made by Councilmember Eveld, seconded by Councilmember Carter, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

**g.** [25-380](#)

Resolution authorizing the City Manager to enter into an agreement with Texas Chiller Systems in an amount not to exceed \$1,760,000.00 for the design, purchase, and installation of a new HVAC system at the Seguin Event Center Coliseum. - Randy Kell, Director of Facilities

*Facilities Director Randy Kell explained that Texas Chiller Systems (TCS) formally*



*submitted an RFQ in the amount of \$1.76M for the design and installation of a new HVAC system for the entire Seguin Coliseum. Currently, the HVAC system has two compressors but only one is working. As proposed, the new system will have variable controls and the other split systems will be updated as well to make it optimally efficient. He said that City staff support the recommendation to replace before they completely fail because of the long lead times for equipment.*

*Councilmember Carlsson asked about the installation timeline. Mr. Kell said that TCS will complete an assessment, then design the system. They are estimating a six month lead time for equipment. Councilmember Carlsson also asked the expected life expectancy for the new system and Mr. Kell said 25 years is pretty typical.*

*Councilmember Gaytan asked the brand of the current units and Mr. Kell responded that it is Trane.*

*Mayor Dodgen pointed out that current system has access points that are not safe. Randy added that to maintain the current handlers, it involves someone crawling up to a trap door above the dressing rooms. The goal is for the new system to be dropped down into the dressing room making maintaining the units more safe.*

*Councilmember Lievens asked how long the installation process will take and Mr. Kell said he was not sure but that they are intending to replace it in a way that allows the Coliseum to still operate.*

**A motion was made by Councilmember Biesenbach, seconded by Councilmember Lievens, that this Action Item be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Evelt, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

**h. [25-391](#)**

Resolution authorizing the City Manager to execute a Capital Improvement Funding Agreement between the City of Seguin and Springs Hill Special Utility District related to the SEDC 121 Project; and declaring an Effective Date. - Mark Kennedy, City Attorney.

*City Attorney Mark Kennedy explained that the City of Seguin and Springs Hill Special Utility District (SHSUD) are both undertaking water utility improvements in the same geographic area, near the SEDC 121 Project. One of the properties impacted by both projects is owned by the Seguin Independent School District (SISD). To reduce disruption to SISD property and improve project efficiency, the City has proposed a cooperative approach. The City would construct SHSUD's waterline concurrently with its own within an established easement. SHSUD would reimburse the City on a pro rata basis. Following completion, the Permanent Utility Easement would be shared between the two entities. Because the City is building it, it helps the City to control the timeline.*

**A motion was made by Councilmember Gaytan, seconded by Councilmember Biesenbach, that this Action Item be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

- i. [25-385](#) Resolution of the City Council of the City of Seguin, Texas, authorizing the continuation of work with TBA Douglas for Phase 5 (Developer Contracting) of The Nolte Project, located at 101 E. Nolte Street, Seguin, TX. - Josh Schneuker, Director of Economic Development
- Director of Economic Development Josh Schneuker reminded that TBA Douglas, a commercial architecture and planning firm based in San Antonio, has been providing professional services related to The Nolte Project, located at 101 E. Nolte Street. The resolution authorizes the continuation of professional services with TBA Douglas for Phase 5 of The Nolte Project in an amount not to exceed \$78,280.00. This will allow TBA Douglas to assist the City throughout the Developer Contracting process.*
- Councilmember Gaytan declared he appreciates the professionalism and dedication of TBA Douglas throughout this project.*
- A motion was made by Councilmember Keller, seconded by Councilmember Biesenbach, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

9. **Closed Session**

**Mayor Dodgen recessed Open Session and convened into Closed Session at 6:45 P.M.**

- a. [25-382](#) Section 551.087 (Deliberation Regarding Economic Development Negotiations) to (1) Discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; and (2) To deliberate the offer of a financial or other incentive to a business prospect.  
- The Nolte Project, 101 E. Nolte Street
- b. [25-396](#) Section 551.071(2) (Consultation with Legal Counsel/City Staff) and 551.072 (Deliberation regarding the purchase and/or value of real property) of the Texas Government Code for property associated with the Link Road Project in Guadalupe County, Texas. Possible action may follow in Open Session.

10. **Reconvene into Open Session and Take Action on Closed Session Items if necessary**

**Mayor Dodgen adjourned Closed Session and reconvened Open Session at 7:31 P.M.**

**25-411**

Authorize the City of Seguin to enter into an Exclusive Negotiating Agreement with GroundFloor Development in conjunction with The Nolte Project, located at 101 E. Nolte Street, and to authorize the City Manager to execute the agreement on behalf of the City.

**A motion was made by Councilmember Gaytan, seconded by Councilmember Rea, that this Action Item be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Evelt, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

**25-412**

Authorize the City Manager to execute a Purchase Agreement between the City of Seguin and Bartoskewitz Farm Foundation, related to the acquisition of approximately 4.2866 acres as a temporary construction easement, for the Link Road Project, as presented in Closed Session.

**A motion was made by Councilmember Keller, seconded by Councilmember Biesenbach, that this Action Item be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Councilmember Rea, Councilmember Evelt, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

## **11. Adjournment**

**Mayor Dodgen adjourned the meeting at 7:32 P.M.**

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Donna Dodgen  
Mayor

ATTEST:

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Kristin Mueller, City Secretary