



City of Seguin

210 E. Gonzales Street
Seguin TX, 78155

Meeting Minutes

City Council

Tuesday, June 17, 2025

5:30 PM

Council Chambers

1. Call to Order

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

2. Invocation - Rev. Caryn Thurman, First Presbyterian Church

3. Pledge of Allegiance/Salute to the Texas Flag

4. Roll Call

Excused: 1 - Councilmember Joe Rea

Present: 7 - 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

Lloyd McKinney, 929 Tony Lee, showed photos of the condition of the street in front of his home, stating that there are three large potholes and that he is unable to get into his driveway because the cement has collapsed due to the erosion of the asphalt. He also explained that water pools in front of his walkway when it rains. He said that he has not received a return phone call even though he has called Public Works four times. He said that it was patched six months ago but has eroded again. He asked that the City address his concerns.

Public Works Director John Donnelly introduced his predecessor, Adam Rossing. Mr. Rossing came from the City of San Marcos and has a wealth of knowledge about many of the initiatives that Seguin is looking to implement, like a MS4 program and a sidewalk program.

Mr. Rossing said that he appreciates this opportunity, that he has met the crews already and he is excited to come to work in Seguin, and will do his best to fill the shoes of the great John Donnelly.

City Manager Steve Parker informed that there was a great applicant pool for this position and Adam Rossing stood out because of his leadership qualities. Mr. Rossing came up through the ranks in San Marcos and has implemented numerous programs that Seguin will be implementing. He informed that there will be a celebration for John Donnelly on Friday and officially at the City Council meeting on July 1st.

Councilmember Gaytan thanked Chief of Police Jason Brady for working very hard to provide a safe environment for the event in Central Park this weekend, declaring Chief is professional, respectful, kind, and a real gentleman. He happily reported that the event occurred without incident. Additionally, Councilmember Gaytan announced that he would establish a fund for police officers to get a cowboy hat as they are official uniform attire and he would replenish that fund as needed.

Chief Brady thanked Police Lt. Cobey Crow and the rest of the troops for doing a great job this weekend.

Assistant Director of Engineering and Capital Projects Jennifer Shortess informed that the Alamo Area Metro Planning Organization has selected 3 projects for participation in their public input survey. The City of Seguin projects are #1, #3, and #14. She encouraged people to vote for the projects by visiting the website, www.alamoareampo.org/yourmove.

Mayor read a note from the person who organized the protest this weekend thanking the City for keeping the event safe and personally thanked Lt. Crow and other officers for the work they have been doing recently. She also announced that it is IT Service Manager Leeanne Schievelbein's milestone birthday today. She reiterated that the public should vote for the AMMPO projects #1, #2, and #14. Also, she encouraged everyone to sign up for the Summer Reading Program to help the library reach their goal of 2,000 people registered.

Parks and Recreation Director Jack Jones announced that the fireworks show, Freedom Fiesta, is on Thursday, July 3rd. Because the golf course is under construction, Starcke Park West is closed. The best viewing of the show will be from Starcke Park East and the Seguin Event Complex.

6. Presentation

- a. [25-346](#) Recognition of Aaron Krause, Golf Professional, upon his retirement. - Donna Dodgen, Mayor
- Mayor Dodgen read the certificate Aaron Krause retirement. Aaron Krause began working for the City of Seguin as an Assistant Golf Professional with the Seguin Golf Course on July 24, 1992. Aaron held this position until October 9, 2016, when he was promoted to the Golf Professional. He has continued in this role since and on June 30, 2025, he will retire from the City of Seguin with a total of 33 years of service. She congratulated Aaron and wished him a happy retirement and thanked him for all that he has done for the golf course and the people of Seguin.
- Mr. Krause said that it has been a real privilege and honor to serve all the citizens that play golf in this area. It is the only course he has ever worked. He has been playing golf here for 46 years and has so many memories. He thanked everybody for being here and said that the course is going to be magnificent when it is finished.
- a. [25-374](#) Resolution authorizing the City Manager to enter into an Agreement with Play & Park Structures of Southern Texas regarding a BuyBoard quote in the amount of \$714,320.09 for the purchase and installation of an inclusive playground and fitness stations at Manuel C. Castilla Park; and declaring an effective date. - Jack Jones, Director of Parks and Recreation.

Mayor Dodgen moved item 8a to be considered before item 6b.

Director of Parks and Recreation Jack Jones gave the history of the recent improvements made to Manuel C Castilla Park, including the 40'x60' pavilion that the Seguin Chamber of Commerce Leadership Class just installed. Then, he introduced Jeff Mankins with Play & Park Structures of Southern Texas to describe the proposed play structure to be purchased. Mr. Mankins showed a video of the design, highlighting that they are using a glass reinforced concrete tree to hold the top deck and that the playground consists of inclusive play components and a ramped structure.

Councilmember Carlsson asked the hours at the park and Mr. Jones replied that the park is open from 6:00 a.m. to 11:00 p.m. Monday through Thursday and from 6:00 a.m. to midnight Friday through Sunday. Carlsson also asked how long does a new playground usually last and Mr. Mankins answered approximately 18 years. Lastly, Carlsson commented that he would do anything to promote fitness but opined that most people want a dog park in Seguin.

Councilmember Lievens asked if an arborist is used to determine what type of trees are planted and where they are planted. Mr. Jones responded that trees are part of the planning process and that they will concentrate them more around the playground.

Councilmember Keller asked if the irrigation will be provided to take care of the trees and Mr. Jones confirmed it was in a previous budget amendment.

Councilmember Biesenbach commented that the contractors working on Bauer Park were very professional, kept it very clean, and did a really great job. He said he is looking forward to this project.

Councilmember Keller asked the project timeline and Mr. Mankins answered that they are looking to be installed 3-4 months from now.

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

Excused: 1 - Councilmember Rea

Presiding: 1 - Mayor Dodgen

Aye: 7 - Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

Enactment No: 2025R-131

9. Recess the Regular City Council Meeting and convene the Seguin Public Finance Corporation meeting

Mayor Dodgen moved the Seguin Public Finance Corporation meeting before item 6b.

Mayor Dodgen recessed the Regular City Council Meeting and convened the Seguin Public Finance Corporation at 6:10 P.M.

a. [25-376](#)

Resolution of the Seguin Public Facility Corporation authorizing the Lily Springs Apartments transaction, including the execution of all documents necessary to carry out the transaction; authorizing the purchase of the

land for the transaction and the lease of such land for the transaction; authorizing the Corporation to serve as the General Contractor; and other matters in connection therewith. - Steve Parker, City Manager

City Manager Steve Parker explained that this resolution would be to authorize signature on the closing documents that would approve Lightpath's development of a 282 unit multifamily project and provide workforce housing. In January, City Council approved the Memorandum of Understanding (MOU). The developer is ready to submit permits in the next couple of weeks. Mr. Parker reminded that this will be a Class A project and the partnership allows us to ensure it remains a Class A project. He also reminded City Council that the financial projections relating to revenues are projected to be more for Navarro ISD and the City. The lease payments and sale proceeds are projected to be more than if this project were a fully taxable multifamily project. He informed that Guadalupe County is not participating in the agreement, but the Navarro ISD School Board voted unanimously to participate. Mr. Parker explained that 40% of the units reserved for tenants earning less than 80% of Area Median Income (AMI) and 10% of the units are reserved for tenants earning less than 60% of AMI. There are provisions in the agreement to ensure that the affordable units are not limited to just 1 bedroom units, but will have a mixture of 2 and 3 bedrooms units as well. Lastly, he noted that the agreement includes built-in compliance requirements including the City's and NISD's ability to audit the project.

Councilmember Lievens recognized Mandy Epley, Navarro ISD Superintendent, and thanked her for attending this meeting.

Summer Greathouse, Partner with Bracewell, said that upon approval the Seguin Public Finance Corporation will enter into a lease agreement, regulatory agreement, and development agreement. The regulatory agreement acts as a restrictive covenant on the property to help ensure affordability, maintenance, and performance need assessment requirements are met. At closing, the PFC will receive \$500,000 and 25% of the sales tax savings, totaling approximately \$300,000 that will be paid in two different payments. The rent revenue for the PFC will be approximately \$25,000 annually, with an increase of 3% each year. She noted that all revenue received is unrestricted.

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

Excused: 1 - Councilmember Rea

Presiding: 1 - Mayor Dodgen

Aye: 7 - Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

Enactment No: 2025R-133

10. Adjourn the Seguin Public Finance Corporation meeting and reconvene the Regular City Council meeting

Mayor Dodgen adjourned the Seguin Public Finance Corporation meeting and reconvened City Council Regular Meeting at 6:18 P.M.

b. 25-363 Pavement Condition Index Data Comparison. - John Donnelly, Public

Works Director

Public Works Director John Donnelly introduced Brush Supervisor Dodson Renhauld to present on the Brush Department and Public Works Superintendent David Stahl to present the Pavement Condition Index (PCI) Data Comparison Report.

Mr. Renhauld explained that the Brush Department focus is on critical tree trimming on designated routes and job site roads. They look to improve equipment clearance, improve visibility, reduce accidents, enhance aesthetics, and storm preparedness. Reducing heaviness on the tree canopy makes less debris during storm. Since 2021, the Brush Department has tree trimmed on both sides of 35 center line miles.

City Manager Steve Parker thanked Mr. Renhauld and his department personally for picking up brush from the recent storm. They did a great job.

Public Works Superintendent David Stahl informed that he has been with the department since 2016 to help beautify the City's streets. The program started in 2017 and in 2021 a PCI report was completed. At that time, there were 65 miles of road rated as good and 49 miles rated satisfactory. The 2025 report showed that there were 104 miles rated good and 57 miles rated satisfactory. The total number of lane miles increased from 187 to 212 during that time. This illustrates that the program is working because there are less streets rated fair and poor. Since the start of the program in 2017, they have repaired over 60 miles of roads in Seguin.

Public Works Director John Donnelly said that the street repair program consists of the zipper program, crack sealing, and mill and overlay. It helps to produce more roads at a more rapid pace. Last year, the department used just under 15,000 tons of asphalt and is on pace this year to use 17,000 tons of asphalt. The zipper program has saved the City approximately \$27M by doing the work in-house. The City would have only been able to complete about 1/4 of the work if it was contracted out instead.

City Manager Steve Parker said that a camera system is now used to record the roads and assign a rating, removing the potential for bias when rating a street. Mr. Parker also explained that a drainage utility was formed a few years ago, but until the drainage system is developed water will collect on the street and deteriorate the pavement more quickly. He said fortunately the City has a staff and council now that are committed to make these changes. He gave kudos to this team and what they have been able to do with a major drainage system in place.

Mayor explained that the rating system used is a national grading system and is not something arbitrarily done by the City. She reminded that the City has a 5 year Capital Improvement Project plan that addresses streets.

Mr. Donnelly said that they try to spread the funding out between all eight Districts and that while the crack seal system does not make a road look pretty it is effective in keeping water out. He added that the Public Works Department will touch over 40 roads this year with the zipper, has milled over 2.3 miles of road, sealed over 2.5 miles of road and all together have improved 70-75 roads this year. He said that he has a great team that work hard and are in the harsh heat daily. He thanked them for all that they do.

Councilmember Biesenbach asked when this new data will be put into the City's GIS system and Mr. Donnelly responded that they update it in Street Logix first, then GIS will update their data around October of this year.

c. [25-360](#)

Presentation on proposed short-term rental regulations and possible direction to staff. - Pamela Centeno, Director of Planning & Codes

Director of Planning and Codes Pamela Centeno presented the recommendations of the Short Term Rentals Advisory Committee. She explained that the code defines a short term rental as any rental under 30 days. She informed that the committee consisted of three councilmembers, three Planning and Zoning Commission members, a neighborhood representative, and a member that manages short term rentals in Seguin and local areas. After reviewing a database that Planning and Codes created that compares 18 different cities short term rental regulations, the committee recommended:

- A Short Term Rental License that requires an annual inspection
- An initial license fee of \$250 with a renewal cost of \$150 annually
- Short Term rentals be allowed in all residential and commercial zoning districts and there are no distance requirements from other Short Term Rentals
- An occupancy limit of 2 adults per bedroom plus 2 additional adults, children do not count towards occupancy.
- One listing permitted per dwelling
- Tent, RVs, and temporary structures are prohibited, but the rental of an accessory dwelling unit is permitted
- 24hr local point of contact is required and contact must be able to respond to emergency within one hour
- Point of Contact must resolve issue or be able to be present at the premises within two hours
- Parking requirements consists of one parking space for each bedroom (driveway, carport, garage, and on-street parking directly in front of the rental apply)
- Parking must be on approved parking surfaces, per code
- Must comply with adopted Noise Ordinance and repeat violations could result in suspension of Short Term Rental License
- Trash receptacles may not be placed out earlier than 24 hours before scheduled pick-up and must be removed from street within 24 hours after pick-up, mandatory concierge service could be required with repeat violations
- Liability Insurance is required
- The annual inspection will focus on life-safety and building regulations, like egress from bedrooms, smoke alarms, carbon monoxide detectors, stairs and handrails, evacuation plans and verifying occupancy limits and parking requirements.
- Minimum stay of 24 hours is required
- No outdoor sleeping or special events are allowed
- Hotel Occupancy Tax (HOT) payments must be made timely

City Manager Steve Parker said that the City is currently looking for a third-party provider to audit for current Short Term Rentals and HOT revenues.

Councilmember Gaytan asked if inspections could be to be used to ensure a property is current on the HOT payments and Mrs. Centeno said they could coordinate with the Finance Department and withhold a renewal if a property is not current on HOT payments.

Councilmember Carlsson asked how many Short Term Rentals are currently operating in Seguin and Mrs. Centeno replied that she does not know because there is no requirement currently for them to get a license. Councilmember Carlsson opined that her department will have issues regulating this and agrees that they will need a third party to do it.

Councilmember Gaytan declared that annual inspections are a great idea as they will help to protect the people staying in Seguin. Property owners need to follow certain standards and rules to ensure they are providing an excellent service to the people who are coming and staying here.

Councilmember Keller asked who would perform inspections and Mrs. Centeno informed that it would be the Fire Department, Building Inspector, and Planning Department that participates in the inspection process.

Mayor Dodgem commented that most cities regulate Short Term Rentals already and many property owners are already used to being given some guidelines.

Mr. Parker stated that it is important to find the balance; to identify the bad actors and give the City some teeth to get the issues corrected.

Mayor Pro Tem Carter questioned who would be charge of contacting the point of contact and initiating the two hour response time. Mrs. Centeno replied that the City would initiate contact. If it is outside business hours, the Police Department. Inside of business hours, the Planning and Codes Department. She further stated that the City would only do that if the property was in violation of a City regulation, not for small infractions and not because the renter of the property has an issue with something like a leaking toilet.

Mr. Parker Steve said they are focusing on balancing staff time as well. Over regulation will require additional staff and there is not a funding source for more staff. He said he believes that what is being proposed is good protection for the least possible cost.

Councilmember Biesenbach added even though the City has adopted a noise ordinance a complaint might not rise to violating the ordinance because just because they are audibly loud does not mean the decibel reading required for a noise violation will be met.

Mayor Donna Dodgen said that a third party provider could also help track that data.

Councilmember Gaytan commented that he is in full support of proposal but suggested that another committee meeting to discuss violations and how other cities are handling it

Councilmember Carlsson said he was interested on data for police response in other cities as he doesn't like wasted resources.

Councilmember Lievens stated he doesn't know how deep we need to go into how violations are handled because the City doesn't yet know what the violations will be.

Mayor Pro Tem Carter commented that a base penalty for violations is needed.

Mayor Dodgen concurred that the committee should meet again to determine how violations will be handled.

Consensus from council was for the committee to meet again to determine enforcement and violation procedures.

Finance Director Susan Caddell informed that the City is collecting from 30 Short Term

Rentals currently, resulting in about \$64,000 in revenue last year.

Councilmember Lievens commented that they will likely uncover several other Short Term Rentals that are not paying HOT payments like they should be.

7. Consent Agenda

A motion was made by Councilmember Keller, seconded by Councilmember Carter, to approve the following Consent Agenda items. The motion carried by the following vote:

Excused: 1 - Councilmember Rea

Presiding: 1 - Mayor Dodgen

Aye: 7 - Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

- a. [25-362](#) Minutes of the June 3, 2025 City Council Meeting.

These Minutes were approved.
- b. [25-377](#) Check Report June 1, 2025 through June 13, 2025.

The Check Report was acknowledged.
- c. [25-354](#) Approval of Quarterly Investment Report for Quarter Ended March 31, 2025. - Susan Caddell, Director of Finance

This Action Item was approved.
- d. [25-366](#) Resolution approving a pre-qualified list to provide professional services to the City on an as needed basis; authorizing the negotiation and execution of contracts with said firms when services are needed; and declaring an effective date. - Ashley Bruns, Purchasing Manager

This Resolution was approved.

Enactment No: 2025R-128
- e. [25-372](#) Resolution authorizing the purchase of a video management system for the West Booster Station Water Utility Project in an amount not to exceed \$50,000 and declaring an effective date. - Ashley Bruns, Purchasing Manager

This Resolution was approved.

Enactment No: 2025R-129
- f. [25-370](#) Resolution authorizing the submission of a US Department of Justice, COPS Hiring grant application seeking funding for 6 new School Resource Officer positions. - Kate McCloud, Grants Administrator

This Resolution was approved.

Enactment No: 2025R-130

- g. [25-331](#) Ordinance on second reading establishing an all-way stop at the intersection of Pronghorn Trail and Desert Willow; providing for penalties; providing a severability clause; providing for an effective date; providing for publication of this ordinance; and authorizing City Staff to submit this ordinance as a supplement to the Code of Ordinances. - Melissa Reynolds, PE, MPA, CFM - Director of Engineering & Capital Projects

This Ordinance was adopted.

Enactment No: 2025-033

- h. [ZC 13-25 CC](#) Ordinance on second reading to consider a zoning change from Commercial (C) to Single-Family Residential (R-1) for the property located at 822 N. Austin St., Property ID 22758, (ZC 13-25). - Pamela Centeno, Director of Planning & Codes

This Zoning Ordinance was adopted.

Enactment No: 2025-034

8. Action Items - Discussion and Possible Motion to Approve

- b. [25-334](#) Public Hearing and Resolution for permanent closure of a portion of Williams Street between Medlin Street and Jones Avenue; and declaring an effective date. - Melissa Reynolds, PE, MPA, CFM, Director of Engineering and Capital Projects

Assistant Director of Engineering and Capital Projects Jennifer Shortess informed that pursuant to Chapter 311 of Texas Transportation Code, the City may vacate, abandon, or close a street or alley. As part of the Walnut Branch Drainage Improvement Project, the low water crossing on Williams Street will be demolished resulting in a permanent closure of Williams Street at Walnut Branch. Mrs. Shortess said that the affected property owners (five total) were notified by mail on April 14, 2025 stating that the low water crossing at Williams Street will be removed and the Walnut Branch Channel will be improved to reduce floodwater effects to adjoining properties. Additionally, affected property owners were provided notice of this public hearing. No complaints were received by the from the directly affected land owners.

Councilmember Gaytan asked if this street closure is required to receive the grant money and Mrs. Shortess confirmed.

Mayor Dodgen opened the Public Hearing at 7:24 P.M.

There being no public comments, Mayor Dodgen closed the Public Hearing at 7:24 P.M.

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

Excused: 1 - Councilmember Rea

Presiding: 1 - Mayor Dodgen

Aye: 7 - Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

c. [25-375](#)

City Council approval to waive facility rental fees at the Seguin Events Complex related to the proposed “For the Love of BBQ” Festival that would be held February 12-14, 2026. - Jack Jones, Director of Parks and Recreation.

Parks and Recreation Director Jack Jones celebrated that Seguin is officially on the map as the destination for the best BBQ in the State of Texas with the Burnt Bean Co. recently being ranked #1 in Texas Monthly's top 50 barbecue joints in the state. In addition, Seguin is home to other great BBQ such as Davila's BBQ, Johnny's Bar-B-Que, Schulze's Pit Room, and True Texas BBQ at H-E-B. For the past two years, the Champions Barbecue Alliance (CBA) has hosted their World Championship BBQ competition at the Seguin Events Complex that had 120 BBQ teams competing. As such, there is interest in bringing an annual BBQ themed signature festival to Seguin to further cement Seguin's place in Texas BBQ history and culture.

Mr. Jones introduced Joey Machado, a lifelong resident of Seguin, who presented his proposal to host the “For the Love of BBQ” Festival at the Seguin Events Complex. The request to the City from Mr. Machado is to waive all facility rental fees at the Seguin Events Complex for February 12-14, 2026, regarding the festival. The fee waiver request, if approved, is a one-time fee waiver. All other applicable City fees would be paid by Mr. Machado including public safety services (Police and Fire), permits, etc. The facility rental fees waived would total \$6,750. 15 of the top 50 BBQ joints in the state are scheduled to participate in this festival. Additionally, they are planning to have a large live fire show, 50 big box manufacturers, a buying tradeshow for smaller independent retailers, over 200 different vendors for anything BBQ or BBQ lifestyle related, and live music at the Rodeo Arena. Mr. Machado stated that they are looking to start marketing the event July 1st and tickets sales will begin in November.

Councilmember Gaytan suggested that it was important for Mr. Machado to explain why the facility rental fee waiver is needed. Mr. Machado said that the fee waiver is needed because he wants the City to be a partner in this. He informed that just to get the festival started requires an \$80,000 investment from his team and the \$7,000 waiver is just a push to get the event started. Additionally, Mr. Machado said that they are anticipating 1,500 to 3,000 people to attend and that the website for the event will be www.4theloveofque.com.

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

Excused: 1 - Councilmember Rea

Presiding: 1 - Mayor Dodgen

Aye: 7 - Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

11. Closed Session

Mayor Dodgen recessed Open Session and convened into Closed Session at 8:01 P.M.

- a. [25-365](#) Sections 551.071(2) (Consultation with Legal Counsel/Staff) and 551.072 (Deliberation regarding the Purchase and/or Value of Real Property) of the Texas Government Code, regarding the purchase and/or value of real property;
1. Property associated with the Link Road Project in Guadalupe County, Texas
 2. Property located along Deerslayer Driver
- Possible action may follow in Open Session.
- b. [25-250](#) Sections 551.071 (Consultation with Legal Counsel/Staff) and 551.087 (Deliberation Regarding Economic Development Negotiations): (1) To 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.
- Downtown Historic District: Leos Marketing, LLC - Corner of W. Donegan and S. Camp Streets, ("The Canopy")

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

Mayor Dodgen adjourned Closed Session and reconvened into Open Session at 8:20 P.M.

- a. [25-371](#) Resolution declaring a necessity for the acquisition of a 4.16 acre permanent utility easement and a 2.70 acre temporary construction easement on a tract of land in the E. Gortari Survey, A-23, Guadalupe County, Texas, conveyed to the Guadalupe Pecan Ranch, Inc., recorded in Volume 639, Page 840 and 844 of the Official Public Records, Guadalupe County, Texas, and being more particularly described by metes and bounds and shown in Exhibit A attached hereto and incorporated herein for all purposes for the purpose of the installation, construction, operation, maintenance, repair, upgrade, and removal of multiple water, wastewater, and reuse water transmission lines and related above and below ground appurtenances along Deerslayer Drive to increase wastewater service capacity to the area and authorizing the institution of condemnation proceedings to acquire said property interests to the extent negotiations are unsuccessful. - Connie Real, Real Estate Manager

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

Excused: 1 - Councilmember Rea

Presiding: 1 - Mayor Dodgen

Aye: 7 - Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

Enactment No: 2025R-134

b. 25-393

Authorize the City Manager to execute a Purchase Agreement between the City of Seguin and Layne and Elizabeth Puls and Susan Puls Segar, related to the acquisition of approximately 1.276 acres of permanent utility easement, and 2.612 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 Gaytan, that this Action Item be approved. The motion carried by the following vote:

Excused: 1 - Councilmember Rea

Presiding: 1 - Mayor Dodgen

Aye: 7 - Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

c. 25-394

Authorize the City Manager to execute a Chapter 380 Economic Development Agreement Confirmation Letter between the City of Seguin and Leos Marketing, LLC, related to development of 113 South Camp Street, Seguin, Texas, as presented by the City Attorney in Closed Session.

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

Excused: 1 - Councilmember Rea

Presiding: 1 - Mayor Dodgen

Aye: 7 - Councilmember Eveld, Councilmember Lievens, Councilmember Carlsson, Councilmember Gaytan, Councilmember Carter, Councilmember Keller, and Councilmember Biesenbach

13. Adjournment

Mayor Dodgen adjourned the meeting at 8:25PM

Donna Dodgen, Mayor

ATTEST:

Kristin Mueller, City Secretary