JOHNSON COUNTY
COMMISSIONERS COURT

Christopher Boedeker County Judge	Rick Bailey Commissioner Precinct 1	Kenny Howell Commissioner Precinct 2	Mike White Commissioner Precinct 3	Larry Woolley Commissioner Precinct 4

MEETING OF THE JOHNSON COUNTY COMMISSIONERS COURT
REGULAR TERM
JOHNSON COUNTY COURTHOUSE, RM. 201
2 N. MAIN ST. CLEBURNE, TEXAS 76033
MONDAY, JUNE 09, 2025 - 9:00 AM

CALL TO ORDER

BE IT KNOWN that on the 9th day of June 2025, the Honorable Commissioners Court of Johnson County, Texas, met in Regular Session at the Johnson County Courthouse thereof, in the City of Cleburne, Johnson County, Texas, for the purpose of transacting any and all business that may lawfully be brought before the same. The meeting was called to order at 9:00 A.M. with all members present. The following items, having been lawfully posted and filed for record in the Office of the County Clerk on June 4, 2025, at 1:40 P.M., were considered:

Judge Boedeker stated for the record that all the Members of the Commissioners Court were present, as well as other elected officials and department heads.

INVOCATION

Led by County Judge Christopher Boedeker

PLEDGE OF ALLEGIANCE

AMERICAN FLAG
TEXAS FLAG

PUBLIC PARTICIPATION

Members of the public who sign up prior to the beginning of the meeting will have 3 minutes to address the Court on any matter, whether or not the item is posted on the agenda. The Court is not permitted to respond or take action during this time. Speakers are subject to the Rules of Decorum posted on the County website and posted outside the Commissioners Courtroom.

State Representative Helen Kerwin addressed the Court regarding bill updates in Austin.

PUBLIC ANNOUNCEMENTS

PA1. Announcements from County Commissioners Regarding County and Precinct Events

Comm. Woolley stated that the Lady Zebras Softball Team won the State Championship Game for the first time in Grandview history and that it is a huge accomplishment. He stated that the Court prepared a proclamation for the next Commissioners Court Meeting. Comm. Woolley stated that ag producers needed to be aware of the potential screwworm fly infestation that should be here in mid to late summer. He stated that there is a webinar at 2:00 P.M. today at tx.ag.nwswebinar and that it will be posted on the Johnson County website.

Ag Extension Agent Kristen Clark gave a 4-H update to the Court.

PA2. Update on Status of the Construction/Renovation of County Buildings by Joshua Green, Facilities Management Director

Facilities Management Director Joshua Green presented. Mr. Green stated that they are wrapping up quite a few in-house projects and that his office is staying busy with the storm that came through last night. He stated that he did get pricing on the Historic Courthouse elevator and that it would be around $400,000.00.

Comm. Woolley stepped out of the meeting at 9:45 A.M and returned at 9:46 A.M.

CONSENT AGENDA

The following items are a part of the Consent Agenda and will be voted on collectively unless opposition is presented, in which case the contested item(s) will be heard separately.

TRANSFERRING OF BUDGET SURPLUS FOR FY2025

CA1. General District Court Expense – Transfer from Small Tools, Equipment & Supplies to Jury Expense-$800.00

CA2. District Attorney – Transfer from Polygraph Tests to Vehicle & Heavy Machinery Repair & Maintenance-$250.00

CA3. Constable, Pct. 1 – Transfers from Telephone, Postage, and Small Tools, Equipment & Supplies to Equipment Capital and Vehicle & Heavy Machinery Repair & Maintenance-$2,930.00

CA4. Fleet Maintenance – Transfer from Fuels, Additives & DEF to Dues, Conferences & Training-$5,000.00

CA5. Road & Bridge, Pct. 3 – Transfer from Operating Reserve to Equipment Capital-$40,000.00

CA6. Juvenile Detention & Pre-Adjudication – Transfer from Juvenile External Contracts to Juvenile Inter-County Contracts-$150,000.00

CA7. Constable, Pct. 4 – Transfer from Dues, Conferences & Training to Vehicle & Heavy Machinery Repair & Maintenance-$4,500.00

CA8. County Clerk – Transfer from Law Books & Publications to Mileage Reimbursement-$300.00

CA9. Non-Departmental – Transfer from Ambulance to Fees & Services, Small Equipment Repair & Maintenance, and Computer Software Maintenance-$72,500.00

CA10. Hamm Creek Park – Transfer from Small Equipment Repair & Maintenance to Safety Loss Control Program-$600.00

CA11. Road & Bridge, Pct. 4 – Transfer from Building/Property Repair & Maintenance to Property Improvement-$47,600.00

CA12. Justice of the Peace, Pct. 3 – Transfer from Fees & Services to Equipment Non-Capital-$3,602.00

REQUEST TO PAY BILLS

CA13. Consider and Approve to Pay County Bills for Current Term

MINUTES OF THE COMMISSIONERS COURT

CA14. May 12, 2025 – Regular Session

TRAINING/SEMINARS

CA15. Request from the Honorable April Long, County Clerk for Herself and Kelsey Johnson to Attend "26th Annual Governmental Collectors Association of Texas Collection Conference"

CA16. Request from Jennifer VanderLaan, Public Works Director for Herself to Attend "American Planning Association of Texas 2025 State Conference"

CA17. Request from Kristin Clark, Agrilife Extension Agent for Herself, Cassandra Mavis, and LeAnne Pollock to Attend "District 8 4-H Surge"

CA18. Request from Kristin Clark, Agrilife Extension Agent for Cassandra Mavis to Attend "2025 Texas County Agricultural Agents Association State Conference"

CA19. Request from Kristin Clark, Agrilife Extension Agent for Herself and Cassandra Mavis to Attend "2025 District 8 4-H Horse Show"

CA20. Request from STOP Commander for Two Investigators to Attend "55th Annual Texas Narcotic Officers Association Training Conference"

CA21. Request from the Honorable Adam King, Sheriff for Adam Richards, Travis Campbell, and James McClanahan to Attend "37th Annual Crimes Against Children Conference"

CA22. Request from the Honorable Christopher Boedeker, County Judge for Himself to Attend "2025 Judicial Forum on Mental Health"

CA23. Request from the Honorable Rick Bailey, Commissioner, Pct. 1 for Brett Edmiston to Attend "2025 Texas Association of County Engineers & Road Administrators Conference"

MISCELLANEOUS ITEMS

CA24. Consider and Approve Johnson County Precinct 4 Commissioner's Annual Road Report Dated June 1, 2025

CA25. Consider and Approve Certification of Funds Pursuant to *Chapter 111* of the Local Government Code, Insurance Proceeds, Sheriff Admin-Patrol, Vehicle & Heavy Machinery Repair in the Amount of $8,635.00 to Increase Budget for Insurance Proceeds from Texas Association of Counties Risk Management Pool-Auditor's Office

CA26. Consider and Approve Johnson County Precinct 3 Commissioner's Annual Road Report Dated June 1, 2025

CA27. Consider and Approve to Declare Miscellaneous Items as Surplus Pursuant to Local Government Code *263.152 (a)(1)* and place on Rene Bates Auction. All Hard Drives and Memory have been Removed-Purchasing Department

CA28. Consider and Approve One-Year Lease Agreements with United Way and CASA for the Property at 210 Featherston, Effective July 1, 2025 and Terminating June 30, 2026; with Authorization for the County Judge to Sign – County Judge's Office

CA29. Consider and Approve Certification of Funds Pursuant to *Chapter 111* of the Local Government Code, Insurance Proceeds, Sheriff Admin-Patrol, Vehicle & Heavy Machinery Repair and Equipment Capital in the Amount of $42,668.00 to Increase Budget for Insurance Proceeds from Texas Association of Counties Risk Management Pool-Auditor's Office

CA30. Consider and Approve Certification of Funds Pursuant to *Chapter 111* of the Local Government Code, Insurance Proceeds; Road & Bridge, Pct. 3; Vehicle & Heavy Machinery Repair in the Amount of $407.00 to Increase Budget for Insurance Proceeds from Texas Association of Counties Risk Management Pool-Auditor's Office

CA31. Consider and Approve Texas Official Bond and Oath for James Novian, Reserve Deputy, Constable, Pct. 4; with Authorization for County Judge to Sign-Constable, Pct. 4

CA32. Consider and Approve to Declare Miscellaneous Items as Surplus Pursuant to Local Government Code *263.152 (a)(1)* and place on Rene Bates Auction. All Hard Drives and Memory have been Removed-Purchasing Department

CA33. Acknowledge Receipt of Notification from Texas Alcoholic Beverage Commission of Application of Private Club Malt Beverage and Wine Permit (NB). App #487907 by Duckie's Revenge Retro Arcade, 1607 W. Henderson, Suite B, Cleburne, Texas 76033-County Judge's Office

CA34. Consider and Approve Texas DIR-CPO-4699 Customer Addendum to Purchase Order (the "LOL Addendum") for ESRI Mapping Software; with Authorization for County Judge to Sign-Information Technology

CA35. Consider and Approve Johnson County Precinct 2 Commissioner's Annual Road Report Dated June 2025

CA36. Consider and Approve Machine As Is Condition Acknowledgement & Disclaimer for the Hamm HD 14i VV Heavy Equipment Purchased by Precinct 2;with Authorization for County Judge to Sign-Precinct 2

Comm. Howell stated that CA36 was a brand-new piece of equipment, and the warranty needed to be signed by the County Judge.

Judge Boedeker stated that CA28 was to renew the lease on the existing space for CASA and United Way.

MOTION by Comm. Woolley, seconded by Comm. White, to approve as presented.

All voted aye; motion carried.

ACTION ITEMS

A1. Consider and Approve Bill Run for Court Appointed Attorneys' Fees

Comm. Bailey took control of the Court to consider ACTION ITEMS, A1, Consider and Approve Bill Run for Court Appointed Attorneys' Fees.

MOTION by Comm. White, seconded by Comm. Howell, to approve.

Comm. Bailey	aye
Comm. Howell	aye
Comm. White	aye
Comm. Woolley	aye
Judge Boedeker	abstained

Motion carried.

Judge Boedeker retook control of the Court and moved to Action Item A2.

A2. Consider and Authorize Purchasing Agent to Advertise for Bids/Proposals

Purchasing Agent Lance Anderson presented and requested authorization to advertise for RFP 2025-305.

MOTION by Comm. Howell, seconded by Comm. White, to approve RFP 2025-305.

All voted aye; motion carried.

A3. Consider and Approve the Johnson County Emergency Services District No. 1 Audit of the 2024 Annual Financial Report Presented by Tom Foster, Executive Director

Executive Director Tom Foster presented.

MOTION by Comm. Bailey, seconded by Comm. Woolley, to approve as presented.

All voted aye; motion carried.

A4. ***PUBLIC HEARING**** - Consider and Approve **Order 2025-45** – "Order Approving Revision of Plat Pursuant to *Section 232.009 (c)* of the Texas Local Government Code" of **The Retreat, Phase 8**, Lots 17 and 18, Block 71 to Create Lot 17-R, Block 71, in Precinct 1; Texas Water Utilities, LP.-Public Works Department

Public Works Director Jennifer VanderLaan presented.

Judge Boedeker opened the Public Hearing at 9:53 A.M.

There being no one to speak, Judge Boedeker closed the Public Hearing at 9:54 A.M.

MOTION by Comm. Bailey, seconded by Comm. Howell, to approve as presented.

All voted aye; motion carried.

A5. ***PUBLIC HEARING**** - Consider and Approve **Order 2025-46** – "Order Approving Revision of Plat Pursuant to *Section 232.009 (c)* of the Texas Local Government Code" of **The Ranches at Eagle Ridge**, Lots 11 and 12 to Create Lot 12R, in Precinct 1; Private Water Well-Public Works Department

Public Works Director Jennifer VanderLaan presented.

Judge Boedeker opened the Public Hearing at 9:55 A.M.

There being no one to speak, Judge Boedeker closed the Public Hearing at 9:55 A.M.

MOTION by Comm. Bailey, seconded by Comm. White, to approve.

All voted aye; motion carried.

A6. Consider and Approve **Resolution 2025-10** – "Resolution Supporting Trinity River Authority of Texas' Application for Clean Water Act *Section 319(h)* Funding for the Village Creek-Lake Arlington (VCLA) and Joe Pool Lake (JPL) Watershed Protection Plan Implementation – On-Site Sewage Facilities (OSSF) Database and Remediation Phase II Project"-Public Works Department

Public Works Director Jennifer VanderLaan presented.

MOTION by Comm. White, seconded by Comm. Bailey, to approve **Resolution 2025-10**.

All voted aye; motion carried.

A7. Consider and Approve Participation for County Road Expansion Agreement Between Johnson County and Cresson Ventures, LLC (for **Cresson Estates**) for Paving One Mile of Roadway on County Road 1000 and Installing a Turn Lane Near Ace High Lane with a Cost of Materials and Labor Valued at a Minimum of $500,141.25, Located in Precinct 2-Public Works Department

Public Works Director Jennifer VanderLaan presented.

MOTION by Comm. Howell, seconded by Comm. Bailey, to approve it.

All voted aye; motion carried.

EXECUTIVE SESSION

The Commissioners Court convened into Closed Executive Session at 10:01 A.M. to discuss ES1, ES2, ES3, ES4, and ES5.

ES1. Government Code: *Section 551.071*, Consultation with Attorney, Pending Litigation, James Farmer *et al* v. United States Environmental Protection Agency *et al*, Cause No. 24-cv-01654 in the US District Court for the District of Columbia

ES2. Government Code: *Section 551.072*, Deliberation About Real Property, 110 North Main Street, Cleburne, Texas 76033

ES3. Government Code: *Section 551.087*, Deliberations Regarding Economic Development Negotiations, that Concerns Commercial or Financial Information Received from or the Offer of a Financial or other Incentive made to a Business Prospect Seeking to Locate, Stay or Expand in or near the Territory of the County and with which the County is Conducting Economic Development Negotiations, the Project Codenamed "Project Constellation"

ES4. Executive Session, *Section 551.076*, Government Code, Deliberations Regarding Devices or Security Audits

ES5. Government Code: *Section 551.087*, Deliberations Regarding Economic Development Negotiations, that Concerns Commercial or Financial Information Received from or the Offer of a Financial or other Incentive made to a Business Prospect Seeking to Locate, Stay or Expand in or near the Territory of the County and with which the County is Conducting Economic Development Negotiations, the Project Codenamed "Project Goodland"

ES6. Reconvene into Open Session for Potential Action Resulting from Executive Sessions

The Commissioners Court reconvened into Open Session at 12:18 P.M. to take action on ES1, ES2, ES3, ES4, and ES5.

ES1. Government Code: *Section 551.071*, Consultation with Attorney, Pending Litigation, James Farmer *et al* v. United States Environmental Protection Agency *et al*, Cause No. 24-cv-01654 in the US District Court for the District of Columbia

NO ACTION

ES2. Government Code: *Section 551.072*, Deliberation About Real Property, 110 North Main Street, Cleburne, Texas 76033

MOTION by Comm. Woolley, seconded by Comm. White, to approve to authorize County Judge to sign Commercial Contract to Improve Property agreement with Colonial Savings FA, regarding the purchase of the property located at 110 N. Main, Cleburne, Texas, as amended, subsequent to the Commissioners Court meeting on May 27, 2025.

All voted aye; motion carried.

MOTION by Comm. Woolley, seconded by Comm. Howell, to approve to authorize County Judge to sign any and all documents necessary prior to or at closing, for the purchase of the property located at 110 N. Main, Cleburne, Texas.

All voted aye; motion carried.

MOTION by Comm. Woolley, seconded by Comm. White, to approve to authorize the County Treasurer to pay the funds necessary for a survey of the property located at 110 N. Main, Cleburne, Texas, with the funds to be from the Annex Renovation Fund.

All voted aye; motion carried.

MOTION by Comm. Woolley, seconded by Comm. White, to approve to authorize the County Treasurer to pay the amount of $8,500.00 as earnest money, to Title Partners LLC at address 5220 Spring Valley Road, Ste 400, Dallas, Texas 75254, for the purchase of the property located at 110 N. Main Cleburne, Texas, per the agreement titled Commercial Contract Improved Property, approved today with the funds to be from the Annex Renovation Fund.

All voted aye; motion carried.

MOTION by Comm. Woolley, seconded by Comm. White, to approve to authorize the County Treasurer to pay the funds necessary at closing for the purchase of the property located at 110 N. Main, Cleburne, Texas, per the agreement titled Commercial Contract Improved Property, approved today with the funds to be from the Annex Renovation Fund.

All voted aye; motion carried.

MOTION by Comm. Woolley, seconded by Comm. White, to approve up to $2,500.00 for Architect Robert Durham to do a cost assessment for the remodel of the building at 110 N. Main, Cleburne, and up to $10,000.00 for other professional assessments, if necessary, with the funds to be from the Annex Renovation Fund.

All voted aye; motion carried.

ES3. Government Code: *Section 551.087*, Deliberations Regarding Economic Development Negotiations, that Concerns Commercial or Financial Information Received from or the Offer of a Financial or other Incentive made to a Business Prospect Seeking to Locate, Stay or Expand in or near the Territory of the County and with which the County is Conducting Economic Development Negotiations, the Project Codenamed "Project Constellation"

NO ACTION

ES4. Executive Session, *Section 551.076*, Government Code, Deliberations Regarding Devices or Security Audits

MOTION by Comm. White, seconded by Comm. Howell, to approve the purchase of some security equipment for $96,000.00, and that's to be paid for out of the MVCPA fiscal year 25 Grant.

All voted aye; motion carried.

MOTION by Comm. White, seconded by Comm. Howell, to approve the purchases of security software for $100,000.00 out of the MVCPA fiscal year 26 grant.

All voted aye; motion carried.

Comm. White stated that both motions were to give the County Judge authorization to sign.

Judge Boedeker stated that the first motion was to sign a contract authorizing the purchase of security hardware in the amount of $96,000.00 from the 2025 grant funds, and that you (Comm. White) are amending that motion to include authorization for me (the County Judge) to sign that contract.

Comm. White responded with a yes.

Judge Boedeker asked if he had an amended second.

Comm. Howell responded with a yes.

Judge Boedeker called for a vote.

All voted aye; motion carried.

Judge Boedeker stated the second motion was the same thing; a motion for security software to be purchased in the amount of $100,000.00 from FY 26 grant funds, and that you (Comm. White) are amending that motion to include authorization for me (the County Judge) to sign that contract.

Comm. White responded with a yes.

Comm. Howell responded with an amended second.

Judge Boedeker called for a vote.

All voted aye; motion carried.

ES5. Government Code: *Section 551.087*, Deliberations Regarding Economic Development Negotiations, that Concerns Commercial or Financial Information Received from or the Offer of a Financial or other Incentive made to a Business Prospect Seeking to Locate, Stay or Expand in or near the Territory of the County and with which the County is Conducting Economic Development Negotiations, the Project Codenamed "Project Goodland"

NO ACTION

WORKSHOP

The Commissioners Court convened into Workshop Session at 12:23 P.M. to discuss WS1 and WS2.

WS1. Discuss Proposals and Projects for the American Rescue Plan Act (ARPA) Funding, with Possible Consultation with GrantWorks

WS2. Discuss Purchasing FY 2026 Vehicles Prior to the End of FY 2025 Due to Potential Supply Chain Issues with Possible Action Authorizing the Pre-Purchase of Several Vehicles

WS3. Reconvene into Open Session for Potential Action Resulting from Workshop Sessions

ADJOURN

There being no further business, the Commissioners Court adjourned at 12:30 P.M.

Approved by: _____
Christopher Boedeker, County Judge

STATE OF TEXAS §
COUNTY OF JOHNSON §

I, April Long, Johnson County Clerk, attest that the foregoing is a true and accurate accounting of the Commissioners Court's authorized proceedings for June 9, 2025.

COMMISSIONERS COURT
JOHNSON COUNTY, TEXAS

FILED & RECORDED
June 23, 2025
Commissioner Court Minutes

_____
April Long, County Clerk
Clerk of Commissioners Court
Johnson County, Texas