



# 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

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## MEETING OF THE JOHNSON COUNTY COMMISSIONERS COURT REGULAR TERM

**JOHNSON COUNTY COURTHOUSE, RM. 201  
2 N. MAIN ST. CLEBURNE, TEXAS 76033  
MONDAY, NOVEMBER 24, 2025 - 9:00 AM**

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### CALL TO ORDER

### INVOCATION

### PLEDGE OF ALLEGIANCE

**AMERICAN FLAG  
TEXAS FLAG**

### PUBLIC ANNOUNCEMENTS

- PA1.** Announcements from County Commissioners Regarding County and Precinct Events
- PA2.** Update on Status of Major Transportation and Development Projects by Jennifer VanderLaan, Development Services Director

### 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.

### 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.** Information Technology – Transfer from Computer Software Maintenance to Telephone, Computer Software Maintenance, Computer Supplies, Equipment Lease, Software Subscription Costs (SBITAs), and Transfers to Construction-\$259,120.00
- CA2.** Justice of the Peace, Pct. 2 – Transfer from Fees & Services to Telephone-\$18.00
- CA3.** Non-Departmental – Transfers from Personnel Reserve and Personnel Salaries to Worker’s Compensation Insurance, Health Insurance, Part Time/Temp Employee, Health Insurance, Health Insurance, and Health Insurance-\$239,252.00
- CA4.** Sheriff Admin/Patrol – Transfer from Personnel Salaries to Health Insurance, Overtime Compensation, Health Insurance, Health Insurance, Holiday Compensation, Holiday Compensation, Longevity Pay, Overtime Compensation, Unemployment Insurance, Unemployment Insurance, Holiday Compensation, and HSA Employer Contributions-\$286,520.00
- CA5.** Sheriff Admin/Patrol – Transfer from Personnel Salaries to EAP Life & Vision Insurance, EAP Life & Vision Insurance, Health Insurance, Health Insurance, Health Insurance, Unemployment Insurance, Health Insurance, Health Insurance, Holiday Compensation, Health Insurance, Health Insurance, and Health Insurance-\$55,145.00
- CA6.** Jail Medical – Transfer from Personnel Salaries to Health Insurance, Longevity Pay, Juvenile Board Supplement, Juvenile Board Supplement, Health Insurance, Longevity Pay, HSA Employer Contribution, Longevity Pay, Juvenile Board Supplement, Juvenile Board Supplement, Juvenile Board Supplement, and SO Stipend-\$13,553.00
- CA7.** Jail Medical – Transfer from Personnel Salaries to Unemployment Insurance, EAP Life & Vision Insurance, EAP Life & Vision Insurance, Longevity Pay-LE, Health Insurance, Unemployment Insurance, Bilingual Supplement, Unemployment Insurance, Unemployment Insurance, Unemployment Insurance, SO Stipend, and Unemployment Insurance-\$3,746.00
- CA8.** Elections – Transfer from Dues, Conferences & Training to Maintenance of Office Equipment-\$52.00
- CA9.** Non-Departmental – Transfer from Longevity Pay to EAP Life & Vision Insurance, Cell Phone Allowance, EAP Life & Vision Insurance, Workers Compensation Insurance, EAP Life & Vision Insurance, EAP Life & Vision Insurance, Workers Compensation Insurance, Unemployment Insurance, EAP Life & Vision Insurance, Unemployment Insurance, EAP Life & Vision Insurance, EAP Life & Vision Insurance-\$2,449.00
- CA10.** Non-Departmental – Transfer from Longevity Pay to EAP Life & Vision Insurance, EAP Life & Vision Insurance, Holiday Compensation, EAP Life & Vision Insurance, Unemployment Insurance, and Certification Pay-\$805.00
- CA11.** Road & Bridge, Pct. 1 – Transfers from Personnel Salaries and Vehicle & Heavy Machinery Repair & Maintenance to Longevity Pay, Health Insurance, Unemployment Insurance, HSA Employer Contributions, and Fees & Services-\$11,210.00
- CA12.** Road & Bridge, Pct. 2 – Transfer from Personnel Salaries to HSA Employer Contributions-\$1,000.00
- CA13.** Road & Bridge, Pct. 3 – Transfer from Personnel Salaries to HSA Employer Contributions and Health Insurance-\$19,191.00

- CA14.** Road & Bridge, Pct. 4 – Transfer from Personnel Salaries to HSA Employer Contributions, Longevity Pay, Unemployment Insurance, and EAP Life & Vision Insurance-\$924.00

**TRANSFERRING OF BUDGET SURPLUS FOR FY2026**

- CA15.** Sheriff/Jail – Transfer from Building/Property Repair & Maintenance to Equipment Lease-\$2,000.00
- CA16.** Constable, Pct. 2 – Transfer from Constable Sales to Fees & Services-\$300.00
- CA17.** Road & Bridge, Pct. 4 – Transfer from Operating Reserve to Real Property Acquisition-\$3,233,181.00

**REQUEST TO PAY BILLS**

- CA18.** Consider and Approve to Pay County Bills for Current Term

**MINUTES OF THE COMMISSIONERS COURT**

- CA19.** October 27, 2025 – Regular Session

**TRAINING/SEMINARS**

- CA20.** Request from the Honorable Mike White, Commissioner, Pct. 3 for Himself to Attend “68<sup>th</sup> Annual VG Young School for County Commissioners Courts”
- CA21** Request from the Honorable Kenny Howell, Commissioner, Pct. 2 for Himself to Attend “68<sup>th</sup> Annual VG Young School for County Commissioners Courts”
- CA22.** Request from the Honorable Andrew Nolan, Justice of the Peace, Pct. 3 for Himself to Attend “Texas Justice Court Training Center 20-Hour Conference”
- CA23.** Request from the Honorable Dean Sullivan, District Clerk for Kaylee Hill, Marya Garren, Alison Farquhar, Shannon Flores, and Jennifer Vassar to Attend “2026 County and District Clerks’ Association of Texas Winter Conference”

**APPOINTMENTS**

- CA24.** Consider and Approve Re-Appointment of Jerry Cash to the Cen-Tex Rural Transportation District Board for a Two-Year Term Ending December 31, 2027-County Judge's Office

**ACKNOWLEDGEMENTS**

- CA25.** Acknowledge Receipt of the County Auditor’s Reports to the Commissioners Court
- CA26.** Acknowledge Receipt of Texas Commission on Environmental Quality (TCEQ) Notice of Application and Public Hearing for an Air Quality Standard Permit for a Concrete Batch Plant with Enhanced Controls; Johnson County Pipe, Inc., 800 County Road 209, Alvarado, Texas, Registration 181724-County Judge’s Office
- CA27.** Acknowledge Receipt of Memorandum of Agreement 287(g) Jail Enforcement Model and Appendix A Standard Operating Procedure (SOP) with U.S. Immigration and Customs Enforcement (ICE)-Sheriff’s Office

**MISCELLANEOUS ITEMS**

- CA28.** Consider and Approve **Order 2025-110** – “Order Approving the Johnson County Treasurer’s Report”
- CA29.** Consider and Approve EUNA Solutions Order Form and End User License Agreement to Renew Bonfire and Upgrade Services to Include Contract Management in the Amount of \$21,250.00-with Authorization for County Judge to Sign-Information Technology

- CA30. Consider and Approve Continuation Certificate for STOP Commander, STOP Special Crimes Unit-County Judge's Office
- CA31. Consider and Approve Interlocal Cooperation Agreement between Johnson and The Van Zandt County Juvenile Probation Department Secure Pre-Adjudication Detention Facility Services and Addendum A; with Authorization for County Judge to Sign-Juvenile Services
- CA32. Consider and Approve **Order 2025-112** – “Order Approving Plat” of **Loignon Estates**, Lots 1-3, Block 1, Located in Precinct 1; Johnson County Special Utility District-Development Services
- CA33. Consider and Approve **Order 2025-113** – “Order Approving Plat” of **Tabletop Ranch Addition**, Lots 1-29, Block 1, Located in Precinct 1; Private Water Well-Development Services
- CA34. Consider and Approve the Purchase of Firearms, Lights, Holsters, and Ammunition in the Amount of \$6,723.72 for the Constable, Pct. 4 Office to be Paid with a Transfer from Equipment Reserve Fund-County Judge's Office
- CA35. Consider and Approve Voting Machine Lease Agreement between Johnson County and the City of Joshua for the December 13, 2025 Election; with Authorization for County Judge to Sign-Elections Office

### ACTION ITEMS

- A1. Consider and Approve Bill Run for Court Appointed Attorneys' Fees
- A2. Consider and Authorize Purchasing Agent to Advertise for Bids/Proposals
- A3. Consider and Accept the Resignation of Judge Ronald McBroom, Justice of the Peace, Precinct 1, Effective December 31, 2025, and Authorize the Solicitation of Applications to Fill the Unexpired Term of Office beginning January 1, 2026-County Judge's Office
- A4. Consider and Approve Amended Joint Participation Agreement with the City of Cleburne Tax Increment Reinvestment Zone (TIRZ) No. 1; with Authorization for County Judge to Sign-County Judge's Office
- A5. Consider and Approve **Order 2025-111** – “Prohibition of Outdoor Burning”
- A6. **\*PUBLIC HEARING\*** - Consider and Approve **Order 2025-107** – “Order Approving Revision of Plat Pursuant to *Section 232.009 (c)* of the Texas Local Government Code” of **Lone Willow Addition**, Lot 35, Block 1, Phase 1, to Create Lots 4-25, 26X, 27-34, Block 1, Lots 10-16, Block 2, Lots 1-13, Block 3, and Lots 1-4, Block 4, Phase 2, Located in Precinct 1; Johnson County Special Utility District-Development Services
- A7. Consider and Approve Construction Bond from Morgan Acres, LLC for the Sum of \$1,591,968.69 Secured by Philadelphia Indemnity Insurance Company for the Construction of Roads, Streets, Signage, and Drainage for **Lone Willow Addition, Phase 2**, Located in Precinct 1-Development Services
- A8. Consider and Approve Participation for County Road Expansion between Johnson County and Morgan Acres, LLC (**Lone Willow Addition, Phase 2**) to Contract for the Construction of Turn Lanes at 3165 County Road 1224, Located in Precinct 1-Development Services
- A9. Consider and Approve Variance to Allow Platting and Permitting for a Proposed Subdivision of Two Lots, with each Lot having 140.30' of Road Frontage, Located in Precinct 3-Development Services

- A10.** Consider and Approve **Order 2025-115** – “Order Releasing Construction Bond from Double Diamond Delaware, Inc. for the Sum of \$922,670.40 Secured by United States Fire Insurance Company for the Construction of Roads, Streets, Drainage, and Signage for **The Retreat, Phase 30** Located in Precinct 1”- Development Services
- A11.** Consider and Approve Variance to Allow 24’ of Road Base on a Privately Maintained Road in Proposed Subdivision, **Stowe Vista**, Located in Precinct 1- Development Services
- A12.** Consider and Approve an Agreement Titled "Haul Route Use and Road Maintenance Agreement” and Permit (the "Agreement") Pursuant to *Chapter 623*, Transportation Code between Johnson County and Ragle, Inc for Construction Services on the Chisholm Trail Project #05768-CTP-03-CN-PD, and Consideration to Approve Annual Superheavy or Oversize Permit Bond from Ragle, Inc. for the Sum of \$10,000.00 Secured by Fidelity and Deposit Company of Maryland/Colonial American Casualty and Surety Company, in Precinct 2; with Authorization for County Judge to Sign-Development Services
- A13.** Consider and Approve **Resolution 2025-15** – “Resolution Requesting the City of Venus Annex a Road Right-Of-Way” Due to the City’s Adoption of Ordinance No. 840-2025-10 Failing to Annex the Entire Right-Of-Way Width of County Road 109 as Required by Local Government Code *Section 43.106*-Precinct 4
- A14.** Consider and Approve Budget Amendment Pursuant to *Section 111.011* of the Local Government Code, to Budget for Software Subscription and Equipment Lease Related Accounts for the Purpose of Recording the Present Value of Capital Outlay and Other Financing Sources, as Required by GASB 96 & 87-Auditor’s Office
- A15.** Consider and Approve Ware Fencing Estimate 6444 in the Amount of \$60,655.00 for Concrete Work Around the Historic Courthouse; Line 1 will Rework the North Sidewalk to meet ADA Requirements and Create a Loading Zone; Line 2 will Repair Damaged Concrete Around the Building to be Completed Later in FY26 or Early FY27; Consider and Approve Power Klean Estimate in the Amount of \$2,496.00 for Restriping the North Parking Area of the Historic Courthouse-Facilities Management

**WORKSHOP**

- WS1.** Discuss Proposals and Projects for the American Rescue Plan Act (ARPA) Funding, with Possible Consultation with GrantWorks
- WS2.** Discuss Future Use of the “Meals on Wheels” Building
- WS3.** Update on Drafting and Timeline of the Johnson County Fire Code/International Fire Code 2024-Fire Marshal
- WS4.** Discuss Possible Zoning Changes to the Harrell Street Property and Take Any Related Action
- WS5.** Reconvene into Open Session for Potential Action Resulting from Workshop Sessions

**EXECUTIVE SESSION**

- 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, 10300 and 10400 East FM 917, Alvarado, Texas 76009
- ES3.** Government Code: *Section 551.074*, Personnel, Kevin Waits, Position A50-004, Pct. Supervisor; Ryan Howell, Position A51-004, Assistant Pct. Supervisor; and Wendell Tucker, Position G03-009, Equipment Operator III, Precinct 4
- ES4.** Government Code: *Section 551.074*, Personnel, Kim Burris, Position D01-001, Crime Scene Investigator, Sheriff's Office
- ES5.** Government Code: *Section 551.074*, Personnel, Brandy Wood, Position F09-003, Chief Court Clerk/Administrator, Justice of the Peace, Pct. 1
- ES6.** Reconvene into Open Session for Potential Action Resulting from Executive Sessions

**ADJOURN**

  
**CHRISTOPHER BOEDEKER**  
**JOHNSON COUNTY JUDGE**

POSTED  
9:13 A.M. \_\_\_\_ P.M.

NOV 18 2025

April Long, County Clerk  
Johnson County Texas

By  Deputy

**3-Business Day Notice**

This Agenda Filed at Posting Time by the County Clerk Under the:  
Open Meetings Act *Chapter 551*, Texas Government Code Posting Requirement  
*Section 551.041*, Texas Government Code and 3-Business Day Notice Requirement  
*Section 551.043*

Notice of Assistance at Public Meeting: Persons with disabilities who plan to attend this meeting and who may need special assistance or services are requested to contact Paula Reid at 817-556-6360 two (2) days prior to the meeting.