

## AGENDA

The City Council of the City of Daingerfield shall meet in Regular Session Monday, September 8, 2025, at 6:00 p.m. in the Daingerfield Volunteer Fire Department located at 823 W.W.M. Watson Blvd. The order of business will be as follows:

1. **Call Meeting to Order.**
2. **Invocation, Pledge of Allegiance and Texas Pledge.**
3. **Public Comments**
4. **Public Hearings**
  - A. Conduct Public Hearing Regarding Proposed Tax Rate for Fiscal Year 2025-2026
  - B. Conduct Public Hearing Regarding Proposed Budget for Fiscal Year 2025-2026
5. **Consent Agenda**

***All Consent items are considered to be routine and will be enacted by one motion and vote.***

  - A. Deliberate and Act to Approve Minutes of August 11, 2025.
6. **Business**

**Discuss, Consider, and Possibly Take Action Regarding:**

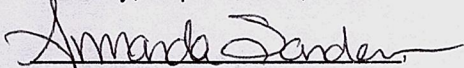
  - A. Presentation and Discussion of the Proposed Budget for FY 2025-2026.
  - B. Review, Discuss and Act on a Resolution to adopt and approve the Five-Year Updated Hazard Mitigation Action Plan.
  - C. Review, Discuss and Act to approve Resolution 20250904-01 City of Daingerfield authorization to issue requests for proposals for administrative services (RFP) as a disaster recovery management service provider to complete application and project implementation and requests for qualifications (RFQ) for engineering services for the Federal Emergency Management Agency (FEMA) Public Assistance (PA)/Hazard Mitigation Assistance (HMA) funding administered by the Federal Emergency Management Agency, Texas Division of Emergency Management and/or Texas Water Development Board.
  - D. Review, Discuss and Possibly Act to approve Tax Abatement Agreement between the City of Daingerfield and Daingerfield 259, LLC
  - E. Review, Discuss and Possibly Act to approve Ordinance 20250904 Establishing Regulations for the Abatement of Substandard or Dangerous Structures.
7. **Monthly Departmental Reports:** *Informational reports only; no action to be taken:*
  - A. Animal Shelter, Code Enforcement, EMS, Fire, Library, Municipal court, Police, Public Works
  - B. Financial
  - C. City Manager
    - i. Projects, Air Methods, Appraisal Board Appointment.
8. **Monthly Boards and Commissions Minutes:** *Informational reports only; no action to be taken:*
  - A. Economic Development Board Minutes

## 9. Adjournment.

*Note: This meeting shall be conducted pursuant to the Texas Government Code Section 551.001 et seq. At any time during the meeting the City Council reserves the right to adjourn into executive session on any of the above posted agenda items in accordance with the sections 551.071, and Section 1.05, Texas Disciplinary Rules of Professional Conduct (Consultation with Attorney), §551.072 (Deliberations about Real Property), §551.073 (Deliberations about Gifts and Donations), §551.074 (Personnel Matters), and/or §551.087 (Economic Development). All items listed above are eligible for Council discussion and/or action.*

Wade Kerley, Mayor

I, Amanda Sanders, certify that the above notice of meeting was posted in a public place before 4:30 p.m. on Tuesday, September 2, 2025.

  
Amanda Sanders, City Secretary

SEAL



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**CITY SECRETARY'S AGENDA NOTES**  
**September 8, 2025**

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**2. Invocation, Pledge of Allegiance and Texas Pledge.**

- 3. Public Comments.:** *At this time, anyone will be allowed to speak on any matter other than personnel matters and matters under litigation, for length of time not to exceed three minutes. No Council discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with the law.*

If, at a meeting of a governmental body, a member of the public or of the governmental body inquires about a subject for which notice has not been given as required by this subchapter, the notice provisions of this subchapter do not apply to:

- (1) a statement of specific factual information given in response to the inquiry; or
- (2) a recitation of existing policy in response to the inquiry.

**4. Public Hearing Items**

- A. **Conduct Public Hearing Regarding Proposed Tax Rate for Fiscal Year 2025-2026:** Notice of the Public Hearing on page 5 was published in the August 21, 2025, issue of the Steel Country Bee. Notice was also posted on the City's website.
- B. **Conduct Public Hearing Regarding Proposed Budget for Fiscal Year 2024-2025:** Notice of the Public Hearing on page 6 was published in the August 21, 2025, issue of the Steel Country Bee. Notice was also posted on the City's website.

**5. Consent Agenda**

*All consent items are considered to be routine and will be enacted by one motion and vote.*

- A. **Deliberate and Act to Approve Minutes of August 11, 2025.** Draft of the Minutes can be found on pages 7-9 of your packets.

**6. Business**

***Discuss, Consider, and Possibly Take Action Regarding***

- A. **Presentation and Discussion of the Proposed Budget for FY 2025-2026.** Copy of the proposed budget is included as a separate binder.
- B. **Deliberate and Act to approve a Resolution to adopt and approve the Five-Year Updated Hazard Mitigation Action Plan:** Resolution on page 10. This Update has been prepared by ATCOG with input from each entity listed.
- C. **Review, Discuss and Act to approve Resolution 20250904-01 City of Daingerfield authorization to issue requests for proposals for administrative services (RFP) as a disaster recovery management service provider to complete application and project implementation and requests for qualifications (RFQ) for engineering services for the Federal Emergency Management Agency (FEMA) Public Assistance (PA)/Hazard Mitigation Assistance (HMA) funding administered by the Federal Emergency Management Agency, Texas Division of Emergency Management and/or Texas Water Development Board:** Resolution on pages 11-12. John McElfish with grant works is here to explain the program and answer questions.
- D. **Review, Discuss and Possibly Act to approve Tax Abatement Agreement between the City of Daingerfield and Daingerfield 259, LLC:** Tax Abatement Agreement (stapled copy provided). Required notice sent to all taxing entities. Required public notice posted as required.
- E. **Review, Discuss and Possibly Act to approve Ordinance 20250904 Establishing Regulations for the Abatement of Substandard or Dangerous Structures:** Ordinance on pages 13-14.

7. **Monthly Departmental Reports:** *Informational reports only; no action to be taken:*
  - A. **Animal Shelter, Code Enforcement, EMS, Fire, Library, Municipal court, Police, Public Works:** Monthly Reports are on pages 15 through 28.
  - B. **Financial:** Located on pages 29 -35
  - C. **City Manager:** Located on page 4
8. **Monthly Boards and Commissions Minutes:** *Informational reports only; no action to be taken:*
  - A. **Economic Development Board Minutes-** Located on page 36
9. **Adjournment**





## City Manager's Report

### Water System Maintenance Update – West Side of Town:

The City successfully completed the temporary free-chlorine conversion. As a result, the west side of town—previously a difficult-to-regulate area—has shown measurable operational improvement, with more stable residuals and fewer water quality complaints. This maintenance activity has reduced the amount of hydrant/system flushing required and is contributing to lower water loss. Staff will continue routine monitoring and targeted flushing as needed while maintaining standard treatment.

### Air Methods Base Location Update:

Air Methods is evaluating whether to remain co-located at the Daingerfield Fire Department or relocate elsewhere within Morris County. Our current agreement with Air Methods expires in **December 2025**. I have communicated to the area manager that the City would welcome their continued presence at our facility and that we are open to discussing reasonable expansion options to support their pilots and operations.

### Morris County Appraisal Board Appointment:

On Thursday, August 21, 2025, the Morris County Appraisal District Board appointed Kenneth Mac Allen to the vacant seat, drawing the selection from the nominations received. This action fills the outstanding vacancy and restores the board to full membership.

*Michelle Jones*  
Michelle Jones  
City Manager





## NEWS

Council Cont. from page 1

Jones went on to say that the speakers in the park will also be able to hook up for speaking. The ones far downtown will be mostly for ambient and background music. She added that any DJs who are hired to play at events can hook up their sound systems to the park speakers.

"We won't open it up to individuals, we don't want anything that is inappropriate to play," Jones said. "We'll have specific people trained on the equipment to use it, someone that can oversee and hook into it."

Also during the council meeting, they discussed the proposed budget for the fiscal year and the proposed tax rate for the fiscal year. The council voted to set a public hearing for both on September 6. They also approved for September 15 to be the day to vote on the proposed tax rate for the fiscal year 2025-2026.

On the agenda was also a Tax Abatement Agreement between the City of Daingerfield and Daingerfield 259, LLC, and the Northeast Texas Municipal Water District's draft budget, but no action was taken on either item.

Birthday Cont. from page 1

Not long after graduating high school, Mary was wed to her husband the late J.S. Smith, who was in the Army. They moved to California for a short time before coming back to Cason to live with her parents and help on the land again. She had four children: William, Nina, Peggy, and Cecilia. Her family affectionately calls her "Big Mama" and she continues to play a big part in her grandchildren's lives.

Cecilia Hodges, Mary's daughter, also lives in Cason. She explained that she had moved away during her younger years and lived in all the big cities of Texas. After experiencing the ups and downs of life, Cecilia returned to Cason to be with her mother.

"We had a good time," Cecilia recalled with a smile. "She was a strict mom and as I grew up, I appreciated the way she raised us. She's strong-minded, strong-willed, a very honest mother, very caring. She didn't just care for her family, but anybody she saw. If someone's house burned down, she would go."

Lesia Lewis, Mary's niece and the current superintendent of the Daingerfield-Lone Star ISD, spoke fondly of

her Aunt Mary. "She was hardworking and adventurous. I always looked up to her and admired her. There was never a time that if we didn't have a way home or mama couldn't get us—Aunt Mary would come in her little Fokan car and pick us up from school."

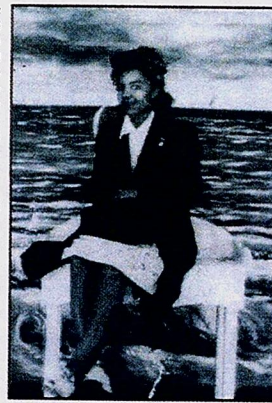
With Mary turning 100-years-old, Lesia expressed deep gratitude about having her around for so long. "My mother died at 58 and my dad died at 75. But it's been a blessing to have somebody that holds us together. I'm grateful. Just grateful. She has her aches and pains, but I pray every day will be better than the previous day."

Mary's granddaughter, Shawna Traylor, and great-great-granddaughter, Madalyn Dorisman, were also excited about the 100th birthday. Shawna told the Bee that she and her brother were born and raised in Houston, but they would spend every summer with their grandmother in Cason.

Shawna recounted her childhood memories with laughter. "She used to make us take naps right by that little fireplace. She had a routine down. We would get up at 6 a.m. and she'd feed us breakfast. Then she would say 'Get yalls, a' outside!' We would sit on the porch and play, probably till noon, then we'd come in, eat lunch, go back outside, then she'd try to put us to sleep. But we didn't want to sleep—we would stay up, giggling. My brother and I were bad, but Big Mama always took care of us and she still does. I just feel blessed that she can see her great-grandkids grow up, that my daughter is able to have time with her."

Madalyn and her husband, Taurus Wilson, came to visit all the way from North Carolina. Madalyn explained that Big Mama helped teach her how to live. "For me, the best advice I got from her was to follow your dreams. She said it's better to live knowing you tried something, rather than live with the 'ifs' about it."

As for Taurus, it was his first time meeting Big Mama and he explained how excited he was for the visit. "Madalyn always talked so much about her. I always heard she's really sweet. Everybody in the family said her house is like the hotspot—everyone comes around and there's a lot of history that runs here as well. I grew up military, con-



Photos courtesy of Mary's family members

stantly moving around. I really like what Big Mama has done here—settling and things becoming more of memories and artifacts and it all continues down the line."

Despite hitting 100 years, Mary does very well for herself. She lives alone in her house in Cason and can still move around for the most part. Her hearing may have deteriorated, but her eyes are still sharp and she makes time to

still read the Bible. Mary told us she doesn't have any secret to longevity, just that it's important to live right. "If you live right, you won't have to reach so much," Mary said. Though Mary's birthday was on August 20, her family came early and they held a big celebration on Saturday, August 16. It was full of barbecue, gifts, and best of all love and gratitude for all 100 years of Mary's life.

**FIGHT.  
BELIEVE.  
SURVIVE.**



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### NOTICE OF PUBLIC HEARING ON TAX INCREASE

A tax rate of \$0.628884 per \$100 valuation has been proposed by the governing body of City of Daingerfield.

PROPOSED TAX RATE:	\$0.628884 per \$100
NO-NEW-REVENUE TAX RATE:	\$0.495360 per \$100
VOTER-APPROVAL TAX RATE:	\$0.724794 per \$100

The no-new-revenue tax rate is the tax rate for the 2025 tax year that will raise the same amount of property tax revenue for City of Daingerfield from the same properties as both the 2024 tax year and the 2025 tax year.

The voter-approval rate is the highest tax rate that City of Daingerfield may adopt without holding an election to seek voter approval of the rate.

The proposed tax rate is greater than the no-new-revenue tax rate. This means that City of Daingerfield is proposing to increase property taxes for the 2025 tax year.

A PUBLIC HEARING ON THE PROPOSED TAX RATE WILL BE HELD ON September 8, 2025 AT 6 PM AT Daingerfield Volunteer Fire Station @ 823 W. W. Watson Blvd. Daingerfield, Texas.

The proposed tax rate is not greater than the voter-approval tax rate. As a result, City of Daingerfield is not required to hold an election to which voters may accept or reject the proposed tax rate. However, you may express your support for or opposition to the proposed tax rate by attending the public hearing mentioned above.

YOUR TAXES OWED UNDER ANY OF THE RATES MENTIONED ABOVE CAN BE CALCULATED AS FOLLOWS:

Property tax amount = (tax rate) x (taxable value of your property) x 100

FOR the proposal: Vicki Smith David Hood  
Ken Rasmussen Hub Thorne

AGAINST the proposal: NA

PRESENT and not voting: NA

ABSENT: Jessica Ayers

Visit [www.propertytaxes.com](https://www.propertytaxes.com) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and related public hearings of each entity that taxes your property.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

The following table compares the taxes imposed on the average residence homesteaded by City of Daingerfield last year to the taxes proposed to be imposed on the average residence homesteaded by City of Daingerfield this year:

	2024	2025	Change
Total tax rate (per \$100 of value)	\$0.491974	\$0.628884	increase of 0.136910 per \$100, or 27.83%
Average homestead taxable value	\$98,533	\$110,132	increase of 11.77%
Tax on average homestead	\$484.76	\$692.40	increase of 207.64, or 42.82%
Total tax levy on all properties	\$896,733	\$1,134,316	increase of 237,584, or 26.51%

For assistance with tax calculations, please contact the tax assessor for City of Daingerfield at (903) 645-5601 or [info@cityofdaingerfield.com](mailto:info@cityofdaingerfield.com), or visit [www.cityofdaingerfield.com](http://www.cityofdaingerfield.com) for more information.

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## LEGAL

### NOTICE OF PUBLIC HEARING

THE CITY COUNCIL OF THE CITY OF DANGERFIELD, TEXAS, IN ACCORDANCE WITH ARTICLE V, SECTION IV OF THE HOME RULE CHARTER, SHALL HOLD A PUBLIC HEARING PERTAINING TO THE BUDGET FOR THE FISCAL YEAR 2025-2026. THE HEARING WILL BE HELD AT THE DANGERFIELD VOLUNTARY FIRE DEPARTMENT, 823 W.W.M. WATSON BLVD., AT 6:00 P.M. MONDAY, SEPTEMBER 8, 2025. THIS BUDGET WILL RAISE MORE REVENUE FROM PROPERTY TAXES THAN LAST YEAR'S BUDGET BY \$327,584, WHICH IS A 40.51% PERCENT INCREASE FROM LAST YEAR'S BUDGET. THE PROPERTY TAX REVENUE TO BE ADDED TO THE TAX ROLL THIS YEAR IS \$40,511. ALL PERSONS WISHING TO BE HEARD FOR OR AGAINST THE ESTIMATES FOR THE 2025-2026 BUDGET SHALL BE HEARD AT THAT PARTICULAR TIME. A COPY OF THE PROPOSED BUDGET IS AVAILABLE FOR INSPECTION AT CITY HALL AND ONLINE AT WWW.CITYOFDANGERFIELD.COM. WADE KERLEY, MAYOR CITY OF DANGERFIELD

### PUBLIC NOTICE

Draft Proposal for the Five-Year Update of the  
 Morris County  
 Hazard Mitigation Plan

A draft copy of the Morris County Hazard Mitigation Plan Five-Year Update is posted on the Morris County, Texas Website. The Plan DRAFT has been posted to allow the citizens and stakeholders of the county to review and comment prior to official plan approval. The posted draft is designed to give viewers an idea of what the completed, approved plan will look like. Contact information is posted with the draft.

Hazard Mitigation is defined as any sustained action taken to reduce or eliminate the long-term risk to life and property from hazard events. It is an on-going process that occurs before, during, and after disasters and serves to break the cycle of damage and repair in hazardous areas.

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PUZZLE SOLUTIONS FROM PAGE 5

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# Regular Session August 11, 2025

## Meeting minutes

Mayor Wade Kerley called the city council meeting for the City of Daingerfield to order at 6:00 PM on Monday, August 11, 2025, at the Daingerfield Volunteer Fire Department.

### **Council Present:**

Mayor Wade Kerley, Council Member Vicki Smith, Council Member Ben Ramirez, Council Member David Hood, Council Member Bob Thorne

### **Council Absent:**

Mayor Pro Tem Jessie Ayers

### **City Staff Present:**

City Manager Michelle Jones, City Secretary/Finance Director Amanda Sanders, Police Chief Tracey Climer, Fire Chief Jimmy Cornelius

### **Others Present:**

Chuck Clemens-Morris County EMC, Jim Goodman, Nicole Kimball-Steel Bee Newspaper, Katherine Wolf- Daingerfield State Park

### **Call Meeting to Order**

Mayor Wade Kerley called the city council meeting for the City of Daingerfield to order at 6:00 PM on Monday, August 11, 2025, at the Daingerfield Volunteer Fire Department.

### **Invocation, Pledge of Allegiance and Texas Pledge**

Led by Mayor Wade Kerley

### **Public Hearing**

Mayor Kerley opened the public hearing at 6:02 PM for the Second Reading of a Resolution Authorizing the Use of Type Funds by the 4-B Daingerfield Economic Development Corporation for a Type B project involving the installation of High-Quality Sound Systems at the City Park Gazebo and Downtown Daingerfield. There being no one signed up to speak, Mr. Kerley closed the public hearing at 6:02pm.

### **Public Comments**

No public comments

### **Consent Agenda**

Mayor Kerley introduced the consent agenda, noting that all items are considered routine and will be enacted by one motion and vote.

#### **A. Deliberate and Act to Approve Minutes of July 14, 2025- Regular Session:**

*Motion made by Mr. Ramirez to approve the minutes of July 14, 2025.*

*Seconded by Mr. Thorne and all voted for. The motion passed unanimously.*

## **Business — Discuss, Consider, and Possibly Take Action Regarding:**

- A. Deliberate and Act on adopting a Resolution 08112025 to Authorize the Use of Type B Funds by the 4-B Daingerfield Economic Development Corporation for a Type B Project Involving the Installation of High-Quality Sound Systems at the City Park Gazebo and Downtown Daingerfield.**

*Motion made by Mrs. Smith to approve Resolution 08112025. Mr. Ramirez seconded the motion and all voted for. The motion passed unanimously.*

- B. Presentation and Discussion of the Proposed Budget for FY 2025-2026**

*Motion made by councilmember Mr. Thorne to approve option 2 presented with the tax rate of 0.62888 for use in the Budget for FY 2025-2026, seconded by councilmember Mr. Ramirez and all voted for. Motion carried.*

- C. Deliberate and Set Date for Public Hearing on the Proposed Budget for Fiscal Year 2025-2026**

*Motion made by councilmember Mr. Thorne to set date for public hearing on Proposed Budget for Fiscal Year 2025-2026 for September 8, 2025. Mrs. Smith seconded, and all voted for. Motion carried.*

- D. Deliberate and Set Date for Public Hearing on Proposed Tax Rate for the Fiscal Year 2025-2026**

*Motion made by councilmember Hood to set a date for public hearing on Proposed Tax Rate for Fiscal Year 2025-2026 for September 8, 2025. Seconded by councilmember Mrs. Smith and all voted for. Motion carried.*

- E. Deliberate and Set Date to Vote on Proposed Tax Rate for the Fiscal Year 2025-2026**

*Motion made by councilmember Mrs. Smith to set a date to Vote on Proposed Tax Rate for Fiscal Year 2025-2026 for September 15, 2025. seconded by councilmember Mr. Thorne and all voted for. Motion carried.*

- F. Review, Discuss and Possibly Act to approve Tax Abatement Agreement between the City of Daingerfield and Daingerfield 259, LLC**

*Discussion only- No Action Taken*

- G. Review, Discuss and make any comments regarding Northeast Texas Municipal Water District's Draft Budget**

*No Comments-No Action Taken*



**Monthly Departmental Reports: Informational reports only; no action to be taken:**

**Animal Shelter, EMS, Fire, Library, Municipal court, Police, Code, Public Works**

**Financial**

*Mrs. Sanders provided a financial update*

**City Manager Report**

*Mrs. Jones provided city updates*

**Monthly Boards and Commissions Minutes: Informational reports only; no action to be taken:**

- **Economic Development Corporation**

**Adjournment**

There being no further business, Mr. Kerley asked for a motion to adjourn:

*Mrs. Smith made a motion to adjourn the meeting. Mr. Ramirez seconded the motion. The motion passed unanimously.*

The meeting was adjourned at **7:01 PM**.

---

Wade Kerley, Mayor

ATTEST:

---

Amanda Sanders, City Secretary

## RESOLUTION

### Daingerfield

WHEREAS, the County of Morris, the Cities of Daingerfield, Lone Star, Naples, and Omaha recognize their vulnerability and the many potential hazards shared by all residents; and

WHEREAS, the County of Morris, the Cities of Daingerfield, Lone Star, Naples, and Omaha each have recognized the need to prepare a Five-year Updated Mitigation Action Plan; and

WHEREAS, the County of Morris, the Cities of Daingerfield, Lone Star, Naples, and Omaha have decided to jointly prepare one Five-year Updated Mitigation Action Plan.

THEREFORE, BE IT RESOLVED that the County of Morris, the Cities of Daingerfield, Lone Star, Naples, and Omaha hereby jointly adopt and approve said Five-year Updated Mitigation Action Plan; and

BE IT FURTHER RESOLVED that the County of Morris, the Cities of Daingerfield, Lone Star, Naples, and Omaha shall mutually appoint a Hazard Mitigation Coordinator to coordinate all aspects of the Updated and Revised Mitigation Action Plan including its review and maintenance, for the County of Morris, the Cities of Daingerfield, Lone Star, Naples, and Omaha in accordance with this resolution.

RESOLVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2025

\_\_\_\_\_  
Mayor, Daingerfield, Texas

ATTEST \_\_\_\_\_

City Secretary



**CITY OF DAINGERFIELD, TEXAS  
RESOLUTION NO. 20250904-01**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DAINGERFIELD, TEXAS, AUTHORIZING THE CITY MANAGER TO ISSUE A REQUEST FOR PROPOSALS (RFP) FOR ADMINISTRATIVE/DISASTER RECOVERY MANAGEMENT SERVICES RELATED TO FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) PUBLIC ASSISTANCE (PA) AND HAZARD MITIGATION ASSISTANCE (HMA) FUNDING ADMINISTERED BY FEMA, THE TEXAS DIVISION OF EMERGENCY MANAGEMENT (TDEM), AND/OR THE TEXAS WATER DEVELOPMENT BOARD (TWDB); DIRECTING THAT THE SELECTED ADMINISTRATOR FACILITATE, ON THE CITY'S BEHALF, REQUESTS FOR QUALIFICATIONS (RFQs) FOR ENGINEERING SERVICES AS APPLICABLE TO EACH DISASTER; REQUIRING COMPLIANCE WITH APPLICABLE FEDERAL AND STATE PROCUREMENT REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the City of Daingerfield ("City") seeks to pursue, accept, and administer funding made available through FEMA Public Assistance (PA) and Hazard Mitigation Assistance (HMA) programs, which may be administered directly by FEMA, by the Texas Division of Emergency Management (TDEM), and/or by the Texas Water Development Board (TWDB); and

**WHEREAS**, the City finds it necessary to competitively procure qualified administrative/disaster recovery management services to assist with application development, program and grants management, compliance, documentation, reimbursement, and close-out for eligible projects; and

**WHEREAS**, as specific disasters and projects arise, the City anticipates the need to procure professional engineering services using a qualifications-based selection (RFQ) process consistent with Texas Government Code Chapter 2254, and desires that the selected administrator assist the City in preparing and facilitating such RFQs and related procurement documentation; and

**WHEREAS**, all procurements using federal funds must comply with the Uniform Guidance (2 C.F.R. §§ 200.317–200.327), FEMA program requirements and policy, and applicable state and local laws.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DAINGERFIELD, TEXAS:**

**Section 1. Findings.** The recitals set forth above are true and correct and are incorporated herein as findings of the City Council.

**Section 2. Authorization to Issue RFP for Administrative/Disaster Recovery Management Services.** The City Manager is authorized to prepare and issue a competitive Request for Proposals (RFP) for administrative/disaster recovery management services to support FEMA PA/HMA funding and related programs administered by FEMA, TDEM, and/or TWDB; to receive and evaluate proposals; to negotiate scope and fees; and to return to the City Council with a recommendation for award.

**Section 3. Scope—Administrator's Role in Engineering RFQs.** The RFP shall provide that the selected administrator will, at the City's direction and subject to City approval, prepare and facilitate—on the City's behalf—Requests for Qualifications (RFQs) for professional engineering services as applicable to each disaster/project, including drafting solicitations, publishing notices, managing receipt of qualifications, documenting evaluations, and preparing award recommendations, all in compliance with Texas Government Code Chapter 2254 (qualifications-based selection). The City shall retain final authority to approve solicitations, rankings, selections, contracts, and any awards.

**Section 4. Procurement Compliance.** All solicitations, evaluations, and recommended awards under this Resolution shall comply with the Uniform Guidance (2 C.F.R. §§ 200.317–200.327), FEMA procurement requirements and required contract provisions, program guidance applicable to PA/HMA and TWDB-administered programs, the Texas Local

Government Code Chapter 252, Texas Government Code Chapter 2254, and City purchasing policies, including conflicts-of-interest, debarment checks, cost/price reasonableness, records retention, and documentation standards.

**Section 5. Evaluation Process and Recommendation.** The City Manager is authorized to establish an evaluation committee of City staff and/or advisors, receive and evaluate proposals for administrative services, rank proposers, and negotiate a contract consistent with applicable law and funding requirements. The City Manager shall present the recommended contract(s) to the City Council for consideration and possible award.

**Section 6. Administrative Actions.** The City Manager, City Secretary, and City staff are authorized to take all actions necessary to implement this Resolution, including issuing addenda, publishing required notices on appropriate procurement platforms, and executing administrative documents consistent with this authorization.

**Section 7. Effective Date.** This Resolution is effective immediately upon passage.

**PASSED AND APPROVED** by the City Council of the City of Daingerfield, Texas, on this 4<sup>th</sup> day of September 2025.

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Wade Kerley, Mayor, City of Daingerfield, Texas

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ATTEST: Amanda Sanders, City Secretary

## ORDINANCE NO. 20250904

### **AN ORDINANCE ESTABLISHING A VACANT PROPERTY REGISTRATION PROGRAM IN THE CITY OF DAINGERFIELD, TEXAS; PROVIDING FOR INSPECTIONS, FEES, AND ENFORCEMENT; PROVIDING A PENALTY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, vacant buildings within the City of Daingerfield create public safety hazards, depress property values, invite criminal activity, and diminish the quality of life in surrounding neighborhoods; and

**WHEREAS**, the City Council seeks to proactively identify and manage these properties through registration, inspection, and maintenance requirements;

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DAINGERFIELD, TEXAS:**

#### **Section 1. Creation of Article III, Chapter 28 – Vacant Property Registration**

A new Article III is hereby added to Chapter 28 – Nuisances of the Daingerfield Code of Ordinances:

#### **ARTICLE III – VACANT PROPERTY REGISTRATION AND MAINTENANCE**

##### **Sec. 28-70. Definitions**

- *Vacant Property* means any building or structure that is unoccupied and lacks evidence of ongoing occupancy for more than 30 consecutive days.
- *Owner* means the person or entity listed as owner on the Morris County Appraisal District records.
- *Secured* means all doors, windows, and openings are locked, covered, or otherwise inaccessible to unauthorized entry.

##### **Sec. 28-71. Registration Requirement**

All owners of vacant properties must register with the City within 30 days of becoming vacant. Registration must include:

1. Owner's name, address, and phone number
2. Emergency contact available 24/7
3. Proof of insurance (if available)

##### **Sec. 28-72. Late Registration Penalty**

- No fee shall be charged for voluntary registration.
- A **late registration penalty of \$150** shall be assessed if the property is not registered within 45 days of becoming vacant.
- Additional administrative penalties of \$50/month may be applied for each month of noncompliance thereafter.

##### **Sec. 28-73. Maintenance Standards**

Registered vacant properties must:

- Be secured against unauthorized access

- Be free of junk, litter, and tall grass
- Have intact roofs, windows, and exterior surfaces
- Display a visible street address

#### **Sec. 28-74. Inspections**

The City may inspect any registered vacant property annually or as needed. Entry onto the premises shall comply with all applicable laws.

#### **Sec. 28-75. Enforcement and Penalties**

Failure to register or maintain property may result in:

- Civil penalty up to \$500 per violation per day
- Issuance of a notice of violation
- Administrative fines
- Abatement by the City and cost recovery under Chapter 28, Article I
- A lien on the property for cost recovery

#### **Sec. 28-76. Appeals**

An owner may appeal a violation notice or registration denial to the City Council within 10 business days of notice.

#### **Section 2. Severability**

If any provision of this ordinance is held to be invalid, the remaining provisions shall continue in full force.

#### **Section 3. Penalty Clause**

Any violation of this ordinance shall be a misdemeanor punishable as provided in Section 1-13 of the City Code.

#### **Section 4. Effective Date**

This ordinance shall become effective upon its publication and adoption.

**PASSED AND APPROVED** this \_\_\_\_ day of \_\_\_\_\_, 2025.

**ATTEST:**

**CITY OF DAINGERFIELD, TEXAS**

\_\_\_\_\_  
Amanda Sanders, City Secretary

\_\_\_\_\_  
Wade Kerley, Mayor  
City of Daingerfield, Texas



# Daingerfield Animal Shelter Statistics - August 2025

Species	Stray	Owner Surrender	Born At Shelter	Total Intake	Adopted	Rescued	Reclaimed	Euthanized	Relocated	Expired	Total Outcome	Total Left At Shelter	ACO Calls	Event Visitors	Total Visitors
Cats	0	0	0	0	1	0	0	0	0	0	1	4	1		
Dogs	4	0	0	4	7	0	1	1	0	0	9	16	4		
Other	0	0	0	0	0	0	0	0	0	0	0	0	11		
														12	53



## Daingerfield Animal Shelter Statistics - August 2025

Pet's Name	Intake Date	Species	Gender	Breed	Age On Intake	Disposition	Disposition Date	Notes
Galaxy	2/14/2024	Dog	Female	Husky Mix	3 Years	N/A	N/A	
Kate	7/10/2024	Dog	Female	Mixed Breed	3 Years	Adopted	8/28/2025	
Sausage	8/14/2024	Dog	Male	Mixed Breed	7 Weeks	N/A	N/A	
Pepperoni	8/14/2024	Dog	Male	Mixed Breed	7 Weeks	N/A	N/A	
Olive	8/14/2024	Dog	Female	Mixed Breed	7 Weeks	N/A	N/A	
Holmes	8/20/2024	Dog	Male	Mixed Breed	9 Months	N/A	N/A	
Watson	8/20/2024	Dog	Male	Mixed Breed	9 Months	N/A	N/A	
Anyia	1/3/2025	Dog	Female	Husky Mix	2 Years	N/A	N/A	
Drake	1/6/2025	Dog	Male	Lab Mix	1 Year	N/A	N/A	
Lilith	1/27/2025	Dog	Female	Mixed Breed	3 Months	N/A	N/A	
Ravi	1/27/2025	Dog	Male	Mixed Breed	8 Weeks	Adopted	8/22/2025	Adopted 2/11/2025 - Returned 2/14/2025
Heathcliff	1/29/2025	Dog	Male	Border Collie Mix	3 Months	N/A	N/A	
Edgar	1/29/2025	Dog	Male	Border Collie Mix	3 Months	N/A	N/A	
Dorothy	2/3/2025	Dog	Female	Mixed Breed	6 Weeks	N/A	N/A	
Stanley	2/3/2025	Dog	Male	Mixed Breed	6 Weeks	N/A	N/A	
Milo	3/3/2025	Dog	Male	Mixed Breed	1 Year	Adopted	8/21/2025	
Gladis	5/19/2025	Cat	Female	DMH (Black)	4.5 Weeks	N/A	N/A	
Eleanor	5/20/2025	Cat	Female	DSH (Tortoiseshell)	5 Weeks	Adopted	8/28/2025	
Margot	5/22/2025	Cat	Female	DSH (Diluted Calico)	6 Weeks	N/A	N/A	
Gertie	5/23/2025	Dog	Female	Black & Tan Coonhound Mix	9 Years	Adopted	8/29/2025	
Don	6/5/2025	Cat	Male	DSH (Gray Tabby)	9 Weeks	N/A	N/A	
Juan	6/5/2025	Cat	Male	DSH (Gray Tabby)	9 Weeks	N/A	N/A	
Norman	6/12/2025	Dog	Male	Weimaraner Mix	2 Years	Adopted	8/6/2025	
Yancy	7/2/2025	Dog	Male	Border Collie Mix	1 Year	Adopted	8/1/2025	
Phoebe	7/21/2025	Dog	Female	Catahoula Mix	7 Weeks	N/A	N/A	
Prue	7/21/2025	Dog	Female	Catahoula Mix	7 Weeks	N/A	N/A	
Willard	8/4/2025	Dog	Male	Lab Mix	8 Years	Adopted	8/12/2025	
Aly	8/5/2025	Dog	Female	Lab Mix	11 Months	Reclaimed	8/8/2025	
N/A	8/6/2025	Dog	N/A	Mixed Breed	4 Weeks	Euthanized	8/6/2025	Severe head/eye injury
Zala	8/27/2025	Dog	Female	Mixed Breed	1 Year	N/A	N/A	





## City Council Code Enforcement Report

This report outlines recent activities and updates related to code enforcement within the city. Our efforts remain focused on maintaining the safety, health, and appearance of our community by ensuring compliance with local codes and ordinances.

### 1. Inspections Conducted

- Total Inspections: [110]
- Types of Inspections: Unsanitary Conditions, Inoperable Vehicles, Signage, Owner owned Animal Nuisance)
- Property maintenance: [93]
- Signage: [10]
- Inoperable Vehicles [15]
- Noise complaints: [0]
- Animal Nuisance: 5]

### 2. Violations Issued

- Total Violations: [27 Warnings – 0 Citations]

#### Common Violations:

- Overgrown vegetation: [93]
- Animal Nuisance: [3]
- Abandoned vehicles: [15]

### 3. Actions Taken

- Warnings Issued: [27]
- Notices of Violation: [27]
- Citations Issued: [0]
- Complete Compliance Achieved: [28]
- 4 Contractor Bags of trash picked up throughout city streets

The Code Enforcement Department remains committed to upholding the city's standards and improving the quality of life for all residents. We appreciate the council's support and look forward to continuing our efforts to maintain a safe and attractive community. Thank you for your attention to this report. I am happy to answer any questions or provide further details as needed.



## Daingerfield Fire Department

### Activity Report October 2024 thru September 2025

**August 2025      Number of calls:    19    YTD: 186**

<u>Date</u>	<u>Hours</u>	<u>Personnel</u>	<u>Remarks</u>
08-01	7	7	Vehicle Crash
08-01	9	9	Power Line Down
08-01	7	7	Gas Leak
08-02	9	9	Assist EMS
08-04	7	7	Grass Fire
08-08	3	3	Assist EMS
08-08	8	8	Vehicle Crash
08-09	9	9	Vehicle Crash
08-10	3	3	Assist EMS
08-11	6	6	Grass Fire (Assist Lone Star)
08-11	1	1	Assist EMS
08-11	7	7	Grass Fire (Assist Lone Star)
08-11	8	8	Vehicle Crash
08-18	6	6	Grass fire (Assist Jenkins)
08-22	2	2	Assist EMS (Assist Rocky Branch)
08-28	4	4	Assist EMS
08-28	4	4	Assist EMS
08-29	4	4	Assist EMS
08-30	8	8	Vehicle Crash

**Total Hours   112    YTD   1459   Personnel Responding:   112    YTD   1108**

**Ave: 5.89**

**YTD Ave: 7.59**



**Meeting/Training**

08-13	26	13
08-26	16	8
<b>Training Hours</b>	<b>42</b>	<b>21</b>

**Monthly total hours 154**

**Water: 1050**

**Calendar Year**

<b>City Responses:</b>	<b>YTD</b>	<b>70</b>
<b>Outside City Responses:</b>	<b>YTD</b>	<b>61</b>
	<b>Total:</b>	<b>131</b>

## August 2025

Detailed Breakdown	
Audiobooks	1
Computer	73
DVDs	8
Games & Puzzles	6
Board Books	0
Graphic Novels	7
Easy Reader	11
Spanish	0
Children Fiction	8
Children NonFiction	6
Junior Fiction	11
Junior NonFiction	0
Classics	0
Young Adult Fiction	7
Adult Fiction	65
Adult NonFiction	8
Christian Fiction	12
Boundless	8
<b>Total</b>	<b>231</b>
<b>CYTD Total</b>	<b>2554</b>

Questions from Patrons	
Month:	9
CYTD:	55
FYTD:	79

Basic Breakdown	
Audiobooks	1
Computer	73
DVDs	8
Games & Puzzles	6
Books	135
<b>Total</b>	<b>223</b>
<b>CYTD Total</b>	<b>2546</b>

Totals	
Fax	\$115.00
Copies	\$173.80
Book Donations	\$26.00
Notary	\$4.00

Checkout Counts (includes renewals)	
Patron Category	
Adult	106
Juvenile	9
Young Adults	6
<b>Total</b>	<b>121</b>

New Patron Accounts	
Patron Category	Count
Adult	5
Juvenile	0
Young Adults	1
Renewal	8
<b>Total</b>	<b>14</b>

Total Visitors This Month: 382				
Total CYTD: 2228		Total FYTD: 3874		
Monthly Breakdown:				
Age of activity	Activity	Number in Activity	CYTD	FYTD
Birth - 5 years			0	13
6 yrs - 11 yrs			36	96
12 yrs - 18 yrs			0	0
Adult	Book Club Homeschool Pictures, Legal Services	0 21	21	45
General Public		21	211	352
General Public	Summer Read		122	122
General Public	Summer Programs		252	252

Games and Puzzle counts are for those that played in the library; games and puzzles are not checked out.



## Citation Offense Count By Stop Type

Number of TRAFFIC Offenses (for *ALL*)		9
Number of CITATIONS		9
Fail to Maintain Financial Responsibility (3049)		2
Speeding 11-15 (6011)		2
DRIVING WHILE LICENSE INVALID (3101)		1
No Drivers License (3103)		1
Speeding in a School Zone (3596)		1
Speeding 15+ (6015 - 3001)		1
Expired Operators License (3259)		1

Number of NON-TRAFFIC Offenses (for *ALL*)		4
Number of CITATIONS		4
Expired Motor Vehicle Registration (3656 - 3656)		1
Truck off Truck Route (205)		1
DRIVING WHILE LICENSE INVALID (3101 - 3101)		1
Public Intoxication 2nd Offense (7009)		1

# Monthly Council Report

August 2025

Printed: 9/2/2025

## Cases Filed

Penal Count	1	Ordinance Count	1
Traffic Count	10	Parking Count	0
Other Count	0	STEP Count	0

Total Filed 12

## Amounts Collected

Tech Fund	\$ 43.56	Building Security Fund	\$ 51.49
State	\$ 874.22	Fine	\$ 1,266.00
City	\$ 354.53	Warrant Fee	\$ 0.00

Total Amount \$ 2,589.80

## Warrants

Issued	15	Recalled	13
Served	6	Outstanding Amount	\$ 384,316.80

Total Amount \$ 6,645.66

## Dispositions

Paid in Full	9	Credit for Time Served	5
Paid Partial	15	Dismissed	23
Appealed	0	Total Disposed	37

## Trials

Jury	0	Total	0
Bench	0		



TRACEY CLIMER  
CHIEF OF POLICE



MICHELLE JONES  
ADMINISTRATIVE ASSISTANT

**Daingerfield Police Department**  
101 LINDA DRIVE • DAINGERFIELD, TX 75638

**AUGUST 2025**

<b>CALLS OF SERVICE:</b>	<b>180</b>
<b>NUMBER OF TRAFFIC CONTACTS:</b>	<b>18</b>
<b>CRASH INVESTIGATIONS:</b>	<b>3</b>
<b>ARREST:</b>	<b>8</b>

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OFFICE (903) 645-2114 • DISPATCH: (903) 645-2232 • FAX: (903) 645-3263

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**PUBLIC WORKS REPORT**  
**Report Period August 1<sup>st</sup> – 31<sup>st</sup>, 2025**

**Personnel**

- Number                    7 full-time Public Works employees, 1 full-time Parks and 1 part time Public Works employee at the end of August.
- Comments                Part time employee works Tuesday, Wednesday, Thursday, June 1 – September 24.

**Parks**

- Trash                    City park checked daily. Picked up trash on State St, Hughes Ave, Webb St, Sanders St, Cramer St, Lone Star St, Carpenter St, and Nichols St.
- Mowing                  City Park, Downtown/ City Hall, Library. Parking area for baseball fields.
- Downtown Maintenance – Worked on updating markings in traffic circle and crosswalks .
- Miscellaneous – N/A .

**Streets**

- Patching                Repaired Potholes on Madison St, Jefferson St, Sanders St, City Hall Parking lot, Peter St, State St, Nichols St, Center St, and Bert St.
- Signage                  Replaced signs on Hill St and Sellers St.
- Mowing                  Firestation, Carpenter St Pump Station, Union Pumpstation, Wastewater Treatment Plant, medians and right of ways down Highway 11.
- Tree Trimming        Trimmed limbs on Connor St, Highland St, Nancy St, McReynolds St, Frazier St, the Ball field, Sanders St, State St, Connor St,



Houston St, and By Cemetary. Versa Boomed Hill St, Georgia Pacific,

Coffey St, Ward St, Sellers St, Madison St, Lindsey St, and Linda Dr.

- Drainage N/A.
- Miscellaneous N/A.

Water

- Leak repairs
  - Service lines —
  - Main lines 2" main line North St, and 6" main line on Sue  
St.
- Connections 37
- Disconnections 41
- Meter reading start/end 8/11/25
- Total meters read 1248
- Total customers billed 1229
- Re-reads/Leak Check 6
- Meters Replaced 0
- Pressure checks 1
- Taps installed 506 Sellars St.
- Fire Hydrants
  - Repaired 0
  - Replaced 0

- Flushed 58 - more than normal due to Chlorine

### Conversion

### City Departmental Usage

- (See Attached Listing)

### Wastewater Treatment Plant

- Chlorine usage 428 Lbs .
- Maintenance/Repairs Contractors are working on racetrack and old clarifier.
- Non-Compliance Out of permit for Ammonia
- Explanation Only one aerator was working. Since contractors were working on racetrack and new aerators parts were not purchased fix 2<sup>nd</sup> aerator. The 2 new aerators are now in the racetrack.
- Waste Water Treated
  - Beginning reading 148268
  - Ending reading 153681
  - Total treated 5.567 Million gallons – avg 0.180 MGD
  - Rainfall 4.2"
  - Sludge Removal 0 gallons

### Lift Station

- Maintenance Daily checks to ensure compliance and no pump issues. Weekly pulling of pumps at West Lift due to large amount of rags.
- Repairs N/A.

### Sewer

- Number Calls 8
- Sewer Repairs 1000 Linda Dr
- Taps installed 0

### Miscellaneous Matters

We picked up 7 trash carts and delivered 5 trash carts. Chlorine conversion was completed on 8/21/25 and residuals in the area have improved.

**Water Accountability  
Report Period  
July10th - August 10th  
2025**

<b>Location</b>	
City Hall/Police Department	2,300
Library	2,700
Fire Department	800
Public Works	1,300
Wastewater Treatment Plant	399,800
Roundabout/Coffey St.	66,300
City Park (sprinkler)	48,300
Dixie Youth Baseball	2,200
Animal Shelter	15,600
Total City Usage	539,300
Total Gallons Billed	9,387,600
Fire Fighting Gallons estimate	1,050
Line Flushing estimate	2,208,710
Leaks estimate 7/10 -8/10	
Bulk Water - 7/10 -8/10	
	-
	-
	-
Total Gallons Used	12,136,660
Total Gallons Delivered	12,638,700
Difference	502,040
Percentage Unaccounted	4%



# City of Daingerfield

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## Financial Status Report

Reporting Period: August 31, 2025

Prepared for: City Council Meeting Packet

### Overview

This report provides a summary of the City's financial position for the fiscal year through August 2025. It includes revenue and expenditure figures for both the General Fund and the Water & Sewer Fund, compares actual performance to budget targets, and highlights notable trends and areas of concern.

### 1. Year-to-Date Revenue Summary

As of August 31, 2025, total revenues collected year-to-date are \$3,683,005.63, representing 86.56% of the total annual budget of \$4,254,657.00.

- General Revenue collections total \$2,197,839.84 against a budget of \$2,535,361.00, leaving a balance of \$337,521.16 (13.31%) to be collected.
- Water & Sewer Revenues total \$1,485,165.79 against a budget of \$1,719,296.00, leaving a balance of \$234,130.21 (13.62%).

Overall, revenues are performing slightly ahead of pace, tracking at 86.6% collected versus a year-to-date target of 83.3% (10 months into the fiscal year).

### 2. Year-to-Date Expenditure Summary

Through August 2025, total expenditures amount to \$3,399,666.34, or 79.89% of the total budget of \$4,254,359.00. This leaves a remaining balance of \$854,692.66 (20.11%) for the remainder of the fiscal year.

#### Departmental Highlights

- Legislative (\$26,623.12 / 88.04%) – slightly ahead of budget pace.
- Administration (\$370,333.64 / 85.88%) – within budget expectations.
- Library (\$51,171.88 / 84.91%) – tracking on pace.
- Judicial (\$41,177.22 / 69.33%) – significantly under budget.
- Police Department (\$564,793.09 / 85.08%) – in line with projections.
- Code Enforcement (\$90,447.90 / 84.22%) – on track.
- Fire Department (\$115,559.82 / 81.95%) – within budget.
- Animal Shelter (\$138,368.35 / 89.38%) – slightly ahead of pace.
- Streets (\$412,657.66 / 56.07%) – substantially under budget, with nearly 44% remaining.
- Sanitation (\$376,384.28 / 87.49%) – in line with expectations.



- City Park (\$48,595.89 / 65.94%) – well below budget pace.
- Water (\$929,237.42 / 94.00%) – nearly fully utilized, requires close monitoring.
- Sewer (\$234,316.07 / 62.02%) – under budget year-to-date.

### **3. Net Position**

- General Fund: Revenues are on pace, and expenditures are within expected ranges.
- Water & Sewer Fund: Revenues and expenditures are both strong, though Water Department expenses are nearing full utilization (94%).

Overall, the City maintains a favorable financial position with revenues outpacing expenditures, positive fund balances, and several departments operating significantly under budget.

### **Conclusion**

The City of Daingerfield's finances remain stable through August 2025. Revenues are tracking slightly ahead of schedule, while expenditures are controlled and under budget overall. The City should continue monitoring high-utilization areas such as the Water Department closely, while also recognizing opportunities in underutilized budgets such as Streets, Judicial, City Park, and Sewer.



	CITY OF DAINGERFIELD			8/31/2025
CASH BALANCE SHEET				
TX HERITAGE Bank/Cypress/TexSTAR				
ACCOUNT NAME	BALANCE	RECEIPTS	DISBURSE	TOTALS
Consolidated - THB	\$ 815,096.17	\$ 247,275.78	\$ 273,747.65	\$ 788,624.30
TCDP Grant	\$ 202.09	\$ -	\$ -	\$ 202.09
RBEG LOAN FUND-TYPE A	\$ 128,449.73	\$ 5,399.41	\$ 961.84	\$ 132,887.30
RBEG-TYPE B	\$ 69,070.60	\$ 10,609.42	\$ 14,721.49	\$ 64,958.53
MCBS CHECKING	\$ 8,920.97	\$ 3.54		\$ 8,924.51
MCTF CHECKING	\$ 3,959.59	\$ 1.57		\$ 3,961.16
MCBS/MCTF-CONSOLIDATED	\$ 100.00			\$ 100.00
DDM CHECKING	\$ 860.19			\$ 860.19
CHILD SAFETY-SZ	\$ 2,234.58	\$ 0.89		\$ 2,235.47
ANIMAL SHELTER	\$ 36,468.67	\$ 25.93	\$ 24,862.00	\$ 11,632.60
HOTEL/MOTEL CHCK	\$ 48,029.56	\$ 38.16		\$ 48,067.72
PEG FEES SUDDNL	\$ 4,634.71	\$ 1.84	\$ -	\$ 4,636.55
LOCAL TRUANCY PREVENTION	\$ 759.84			\$ 759.84
HOME GRANT	\$ -	\$ -	\$ -	\$ -
TXCDBG GRANT	\$ -		\$ -	\$ -
CITY PARK DONATION ACCOUNT	\$ 100.00	\$ -		\$ 100.00
CYPRESS CD 02-1061	\$ 138,374.77	\$ 1,192.30	\$ -	\$ 139,567.07
4.25% 8/14/2026				
CYPRESS CD 01-1037	\$ 138,374.77	\$ 1,160.07	\$ -	\$ 139,534.84
4.25% 8/12/2026				
CYPRESS CD 01-1040	\$ 279,127.26		\$ -	\$ 279,127.26
4.0% 4/19/2026				
CYPRESS CD 01-1041	\$ 274,809.30	\$ 3,011.61	\$ -	\$ 277,820.91
4.0% 4/23/2026				
CYPRESS CD 02-1062	\$ 279,140.48		\$ -	\$ 279,140.48
4.0% 04/19/2026				
CYPRESS CD 02-1063	\$ 274,809.30	\$ 3,011.61	\$ -	\$ 277,820.91
4.50% 4/23/2026				
TexSTAR-01-1080	\$ 101,296.81	\$ 368.75		\$ 101,665.56
YIELD- 4.28%				
TexSTAR-02-1080	\$ 407,640.23	\$ 1,483.85		\$ 409,124.08
YIELD- 4.28%				
TX HRTG C.O.B. # 2941	\$ 100.00	\$ -	\$ -	\$ 100.00
TX HRTG C.O.B. # 2968	\$ 100.00	\$ -	\$ -	\$ 100.00
TX HRTG C.O.B. # 2984	\$ 73.00	\$ 33,171.45		\$ 33,244.45
TX HRTG C.O.B. # 2976	\$ 100.00	\$ 228,843.12	\$ -	\$ 228,943.12
TX HRTG C.O.B. #1606	\$ 100.00			\$ 100.00
TX HRTG C.O.B. #1614	\$ 109.17	\$ 325.00		\$ 434.17
TX HRTG DEBT SERVICE #1835	\$ 63,484.93	\$ 17,731.84		\$ 81,216.77
TX HRTG C.O.B. #2823	\$ 2,421.90	\$ 4,827.50	\$ 2,321.90	\$ 4,927.50
TX HRTG C.O.B. #2831	\$ 100.00			\$ 100.00
TX HRTG C.O.B. #4249	\$ 100.00			\$ 100.00
TX HRTG C.O.B. #4257	\$ 100.00			\$ 100.00
GRAND TOTAL	\$ 3,207,791.73	\$ 535,599.30	\$ 445,557.99	\$ 3,234,138.94
CD's Maturing 2026				
Pool Account- No Term				



REVENUE		ACTUAL vs. BUDGET YTD			31-Aug-25	2024-2025
G/L Code	Account	YTD Actual	Budget	Remaining \$	Remaining %	
1	General Revenue	\$2,197,839.84	\$2,535,361.00	\$337,521.16	13.31%	
2	Water/Sewer	\$1,485,165.79	\$1,719,296.00	\$234,130.21	13.62%	
Total		\$3,683,005.63	\$4,254,657.00	\$571,651.37	13.44%	



EXPENSES    ACTUAL vs. BUDGET YTD    31-Aug-25    2024-2025					
G/L Code	Account Title	YTD Actual	Budget	Remaining \$	Remaining %
101	Legislative	\$26,623.12	\$30,239.00	<div></div>	11.96%
110	Administration	\$370,333.64	\$431,231.00	<div></div>	14.12%
120	Library	\$51,171.88	\$60,267.00	<div></div>	15.09%
201	Judicial	\$41,177.22	\$59,396.00	<div></div>	30.67%
202	Police Department	\$564,793.09	\$663,864.00	<div></div>	14.92%
203	Code Enforcement	\$90,447.90	\$107,398.00	<div></div>	15.78%
204	Fire Department	\$115,559.82	\$140,990.00	<div></div>	18.05%
205	Animal Shelter	\$138,368.35	\$154,808.00	<div></div>	10.62%
301	Streets	\$412,657.66	\$735,944.00	<div></div>	43.93%
401	Sanitation	\$376,384.28	\$430,194.00	<div></div>	12.51%
602	City Park	\$48,595.89	\$73,699.00	<div></div>	34.06%
601	Water	\$929,237.42	\$988,537.00	<div></div>	6.00%
608	Sewer	\$234,316.07	\$377,792.00	<div></div>	37.98%
Total		\$3,399,666.34	\$4,254,359.00	\$854,692.66	20.11%



[illegible]



# RURAL BUSINESS ENTERPRISE GRANT August 1, 2025

## LOANS

Name	LOAN DATE	Loan Matures	Loan Amount	Payment Amount	Delinquent	BALANCE	NOTES
Chris Smith	10/16/2015	11/25/2025	\$ 32,000.00	\$ 301.66		\$ 1,200.89	
Chris Smith-TexSTAR Properties	1/1/2019	1/1/2029	\$ 75,000.00	\$ 708.00		\$ 28,321.57	
Chris Smith-TexSTAR Properties #2	7/27/2021	7/27/2031	\$ 76,884.00	\$ 724.78		\$ 49,029.75	NO PAYMENT RECEIVED IN AUG
Austin Luxury Realty	10/15/2021	10/15/2031	\$ 43,000.00	\$ 405.00		\$ 27,346.02	
Morris Pharmacy	2/15/2022	2/15/2032	\$ 80,000.00	\$ 755.99		\$ 49,707.90	
Sean Family Realty							
Marty Walker Realty	8/24/2022	8/24/2032	\$ 75,000.00	\$ 707.02		\$ 55,020.12	
Start2Finish	12/1/2022	12/1/2027	\$ 35,000.00	\$ 621.16		\$ 16,877.70	
Lindberge Construction	9/26/2024	9/26/2034	\$ 75,000.00	\$ 707.02		\$ 68,877.98	
Chism Investments	1/1/2025	1/1/2035	\$ 49,000.00	\$ 462.00		\$ 47,518.07	NO PAYMENT RECEIVED IN AUG

Outstanding Loan Balance

\$ 343,900.00

## BANK STATEMENT

### EDC TYPE A Account

Beginning Balance	\$ 132,647.38					
Deposits for the month	\$ 5,232.06					
Interest	\$ 167.35					
Expenses for the month	\$ 961.84	Payroll				
Bank Balance as of 8/31/2025	\$ 137,084.95					

### EDC TYPE B Account

Beginning Balance	\$ 66,571.41					
Deposits for the month	\$ 10,609.42	Sales Tax				
Expenses for the month	\$ 961.84	Payroll				
	\$ 13,759.65	Speakers-City Park				
Balance as of 8/31/2025	\$ 62,458.34					



**MINUTES OF REGULAR MEETING**  
OF ECONOMIC DEVELOPMENT CORPORATION  
CITY OF DAINGERFIELD

July 16, 2025

**Board Present:**

Vice President Jason Horn, Board members Walter Bass, Marci McGill, Keitha Nilsson by phone Director Michelle Jones and Administrative Assistant Amanda Sanders

**Absent:**

Chris Smith, Brenda Howard and Beverly Austin

**Others:**

1. Jason Horn called the meeting to order at 4:40 p.m.

2. Public Comments – None

3. Presentation- Government Capital- Matt Sullivan with Government Capital was on the phone to discuss and answer any questions regarding loan options.

4. Business

A. Hear, Discuss, and Possibly Act to Approve Minutes June 25, 2025

*Motion made by Jason Horn to approve the minutes as presented. Seconded by Walter Bass. All voted for. Motion carried.*

B. Hear, Discuss and Possibly Act to approve Government Capital Loan Options.

*Motion made by Jason Horn to approve moving forward with Government Capital to secure a loan for 500K at a 20-year term for the Economic Development Corporation. Seconded by Marci McGill. All voted for. Motion carried.*

C. Discussion and Possible Act to approve the Notice of 60 Day Comment Period on the Use of Type B funds for Daingerfield Economic Development and Infrastructure Enhancement Project.

*Discussion only-no action*

D. Discussion and Possible Action to on Type A Budget for FY 25-26

*Discussion only- no action*

E. Discussion and Possible Action to on Type B Budget for FY 25-26

*Discussion only- no action*

Motion made by Marci McGill to adjourn. Seconded by Walter Bass. All voted for. Meeting adjourned at 5:54 p.m.